



Fox Lane, Palmers Green, London, N13
£1,000,000 Freehold

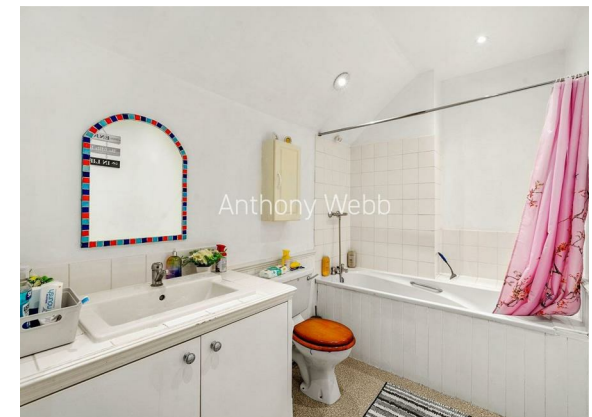
Anthony Webb
ESTATE AGENTS

Fox Lane, Palmers Green, London, N13

A well presented five double bedroom Edwardian period house offering in excess of 2300sq ft over three original floors. The property consists of a spacious tiled hallway, two spacious receptions, a dining room, kitchen, cellar, two bathrooms, roof terrace and a well maintained 100ft rear garden.

Fox Lane is a popular residential turning forming part of the Lakes Estate conservation area and is conveniently located for Palmers Greens shops, restaurants, bus routes and mainline station 30 mins into Moorgate. Southgate underground and bus station is a short ride away via the W9 bus route. Both Broomfield and Groveland parks are also within easy walking distance.

- Five double bedrooms
- Two spacious receptions
- Dining room + kitchen
- Cellar
- Two bathrooms
- Period features
- Roof terrace
- 100ft south facing garden





Fox Lane Palmers Green London N13 4AB

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Approx Gross Internal Area = 218.6 sq m / 2352 sq ft
Eaves = 10.3 sq m / 110 sq ft
Total = 228.9 sq m / 2462 sq ft



Tenure: Freehold
Gross Internal Area: 2352.00 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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348 Green Lanes, Palmers Green, London N13 5TJ
020 8882 7888
palmersgreen@anthonywebb.co.uk
anthonywebb.co.uk

Anthony Webb
ESTATE AGENTS