



Osborne Road, Palmers Green, London, N13
Chain Free £359,995 Leasehold

Anthony Webb
ESTATE AGENTS

Osborne Road, Palmers Green, London, N13

Spacious one double bedroom, two reception converted garden flat occupying the entire ground floor of this semi-detached Edwardian property.

Osborne Road is conveniently located off Green Lanes in the heart of Palmers Green and benefits from a wealth of shops, cafes, restaurants, bus routes and mainline station into Moorgate. Broomfield Park, Hazelwood recreation ground and The New River are also within easy walking distance.

Secure communal entrance • Spacious front reception with fireplace and bay window • Rear reception opening to fitted kitchen with door to side return and garden • Hallway with large storage cupboard • New modern bathroom • Double bedroom with fitted wardrobes and door to garden • Shared side gate and path to own section of rear garden.

Remaining lease-99 years
Ground rent - £200
Service charges - N/A
Enfield Council tax band D

- One bedroom flat
- Ground floor Edwardian conversion
- Two receptions
- Kitchen
- Modern bathroom
- Gas central heating/double glazing
- Modernisation required
- Own section of rear garden





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Osborne Road
Palmers Green
London
N13 5PT

Tenure: Leasehold
Gross Internal Area: 762.00 sq ft



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(82 plus) A		
(61-81) B		
(59-80) C		
(55-58) D		
(50-54) E		
(47-49) F		
(1-46) 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		
(82 plus) A		
(61-81) B		
(59-60) C		
(55-58) D		
(50-54) E		
(47-53) F		
(1-46) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



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