



**Burford Gardens, Palmers Green, London, N13**  
**Asking Price £725,000 Freehold**

**Anthony Webb**  
ESTATE AGENTS



# Burford Gardens, Palmers Green, London, N13

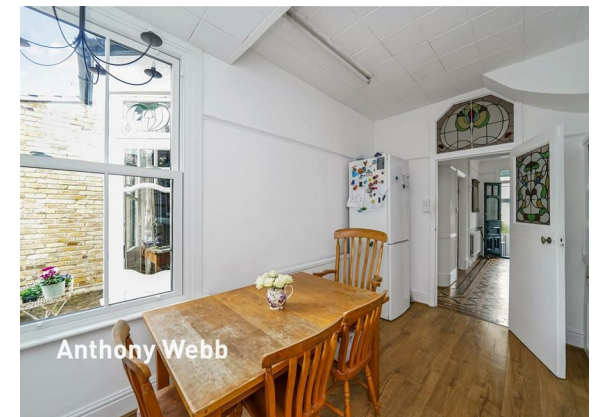
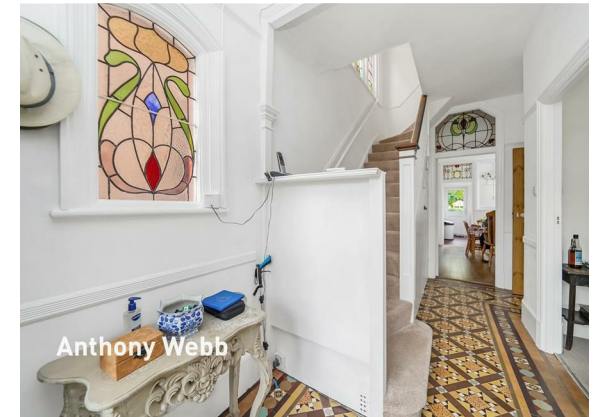
Edwardian three bedroom, three reception end of terrace house offering 1289sq ft of living space over two floors. Nestled in a desirable road off Fox Lane, this property offers original features including a tessellated tiled floor hallway, stained glass windows and French doors to the 70ft rear garden. This would make a fantastic period family home.

Burford Gardens is just a short walk from Palmers Green overground station with quick links to the city via Finsbury Park and Moorgate. Southgate underground station is also a short bus ride away, offering easy access to the Piccadilly line. A great selection of shops, restaurants, and cafes can be found on Aldermans Hill and Green Lanes, and the house is conveniently close to Broomfield and Grovelands parks, offering beautiful green spaces for relaxation and outdoor activities.

Entrance hallway with original tessellated tiled floor • Two connected reception rooms • French doors to garden • Morning room • Kitchen • Stained glass windows • The first floor offers two double bedrooms and one single bedroom • Bathroom with separate WC • Potential to further convert the loft and extend • Mature west facing rear garden measuring 70ft x 20ft with side access.

Enfield Council Tax Band E

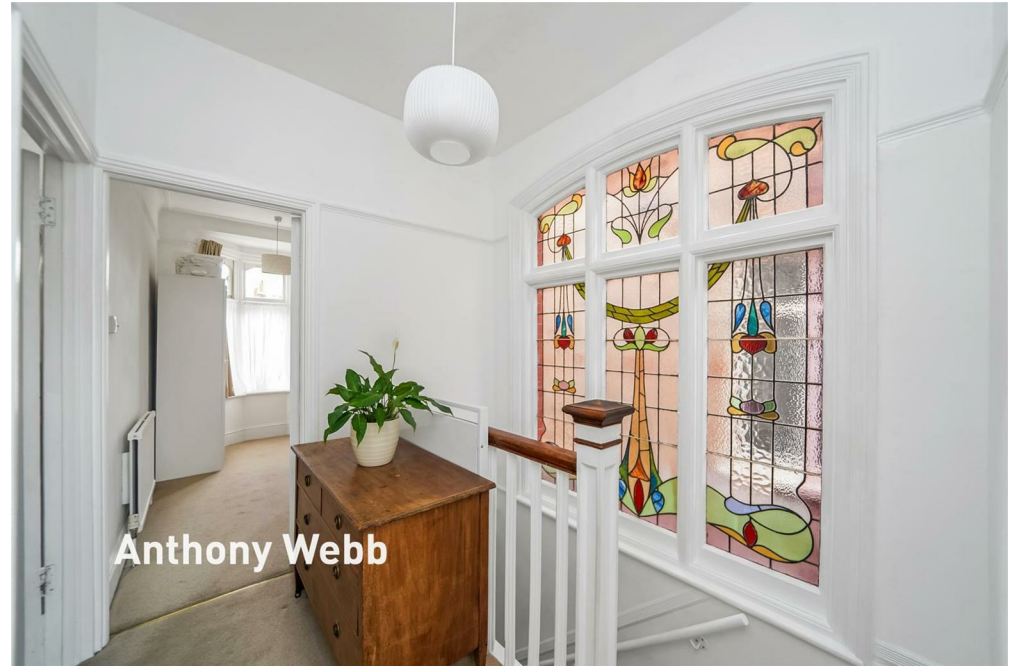
- Three Bedrooms
- Two Reception Rooms
- Morning Room & Kitchen
- Tessellated Tiled Floor
- Stained Glass Windows
- End of Terrace
- Edwardian Character House
- French Doors to Garden







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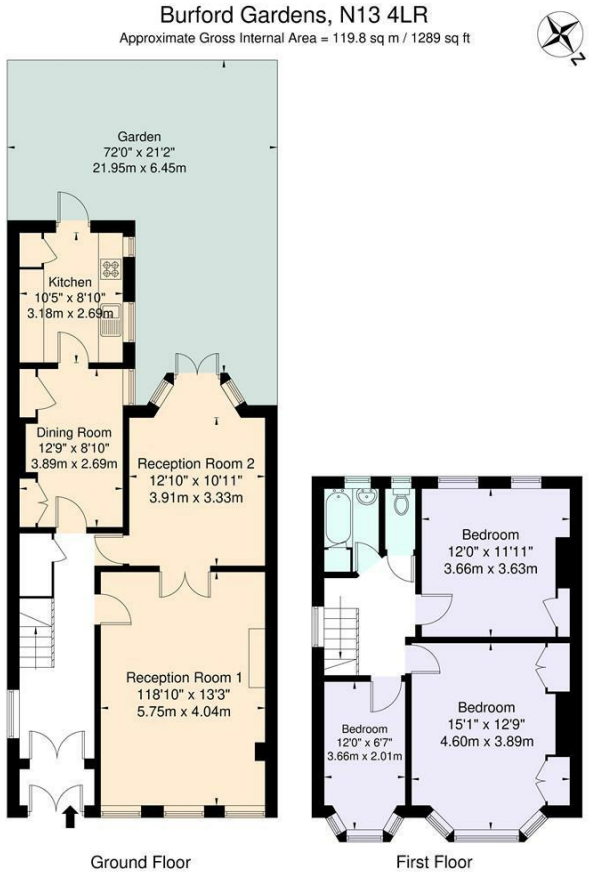


Burford Gardens  
Palmers Green  
London  
N13 4LR

Tenure: Freehold  
Gross Internal Area: 1289.00 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                                                       |         |           |
| (51-54) E                                                       |         |           |
| (47-50) F                                                       |         |           |
| (1-46) G                                                        |         |           |
| Not energy efficient - higher running costs                     |         |           |
| England & Wales EU Directive 2002/91/EC                         |         |           |
| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |           |
|                                                                 | Current | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (82 plus) A                                                     |         |           |
| (61-81) B                                                       |         |           |
| (59-80) C                                                       |         |           |
| (55-58) D                                                       |         |           |
| (51-54) E                                                       |         |           |
| (47-50) F                                                       |         |           |
| (1-46) G                                                        |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |
| England & Wales EU Directive 2002/91/EC                         |         |           |



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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