



**Whitmore Close, New Southgate, London, N11**  
**£525,000 Freehold**

**Anthony Webb**  
ESTATE AGENTS

# Whitmore Close, New Southgate, London, N11

A well presented three bedroom town house set over three floors of this 1970s built property offering a spacious living room, kitchen/diner, family bathroom, guest w.c, integral garage and rear garden.

Whitmore Close is located close to Arnos Groves shops, restaurants, bus routes and various stations including Arnos Grove underground station (Piccadilly Line) and New Southgate mainline station into Moorgate. Arnos Grove Park and several primary schools including St Pauls CofE primary school are within easy walking distance.

Council Tax Band D

- Three bedrooms
- Three storey town house
- Living room
- Kitchen/diner
- Family bathroom+ guest w.c
- Integral garage
- Rear garden
- Close to high road and station





# Whitmore Close New Southgate London N11 1PB

Tenure: Freehold  
Gross Internal Area: 904.00 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C		66	
(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 <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

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Ref  
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