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*working harder for you*

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3 2 1 80 ft Garage 0.4 miles

**Road:** Park Drive

**Area:** Grange Park, N21

**Price:**

**Tenure:** Freehold



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### Summary

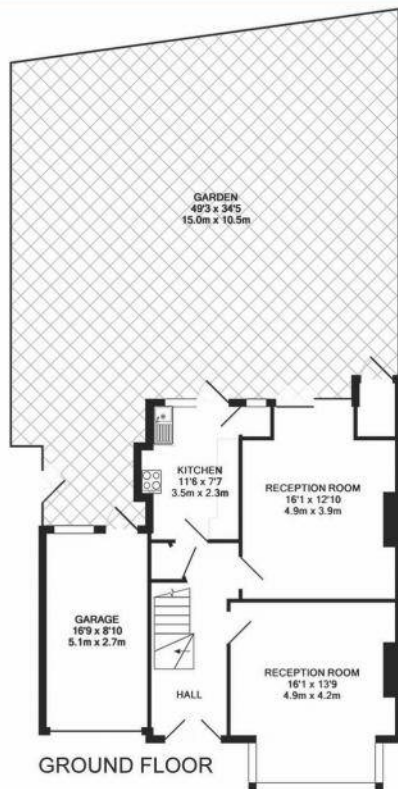
Park Drive is an ideal location for families looking to live within the catchments of Grange Park's excellent schools as well as commuters wanting easy access Grange Park's Network Rail Station.

This is an opportunity to acquire a spacious semi-detached home in need of modernization but with vast scope for renovation. Benefits include 2 separate reception rooms; the front with square bay window and the rear with doors leading to the garden,

### Floor Plans

a square kitchen, 3 bedrooms, family bathroom and separate wc. Externally the property offers a garage to side and ample off street parking to the front. The delightful 50ft garden is south west facing with established shrubs offering a quiet retreat. The property is part gas central heated and double glazed to the rear whilst retaining the original leaded windows to the front.

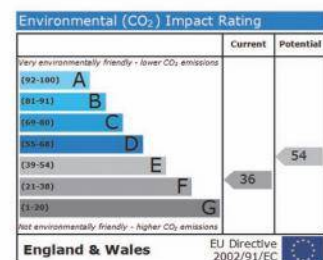
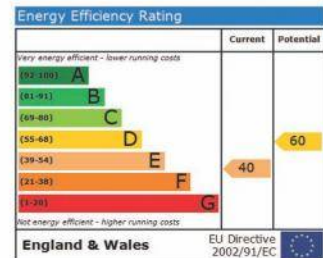
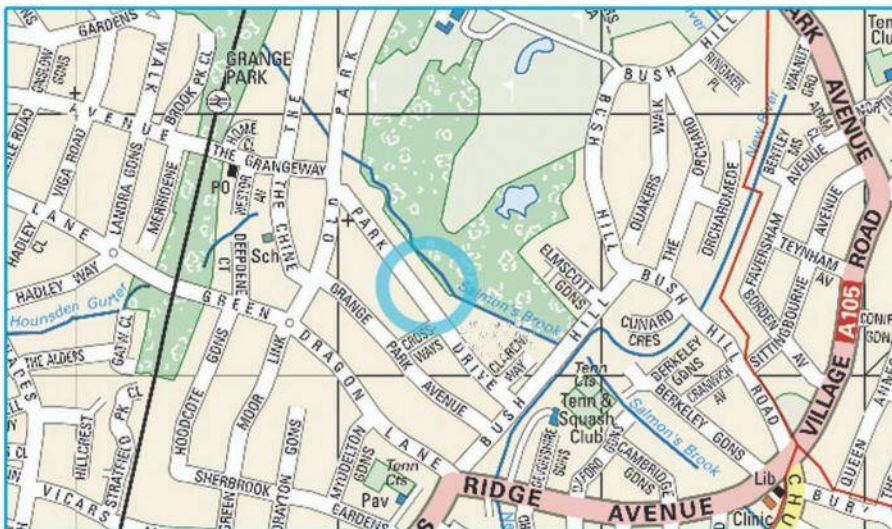
While requiring modernization this substantial property offers furthers scope to extend subject to the usual planning consents and is being sold on a chain free basis.



### Location Map

Gross Internal Area 1339 sq ft | 124.4 sq metres

### Energy Efficiency Rating Charts



The agent has not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for their purpose. The buyer is advised to obtain verification from their solicitor or surveyor. All measurements and descriptions are approximate. The floor plan shown is for illustrative purposes only and should not be scaled from.