

PETERMANS
LOCAL PROPERTY EXPERTS



Parkside Drive Edgware £875,000 Freehold

- 4/5 Bedroom, Curton Style, Sem-Detached Home Backing Onto Edgwarebury Park
- Through Lounge/Dining Room
- Fitted Kitchen
- Conservatory
- Office/Bedroom 5 On Ground Floor With WC
- Utility Cupboard On 1st Floor
- Further Potential To Extend To The Rear & Into Loft Space STPP
- Approx. 55ft Rear Garden
- 1,894 Sq Ft

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We are delighted to offer this 4/5 Bedroom, Curton style, semi-detached family home backing onto Edgware Park. The property is situated on this sought after and quiet road, with Parks, schools, Places of worship nearby and within the Eruv. There is still further potential to extend to the rear and into the loft space, subject to planning.

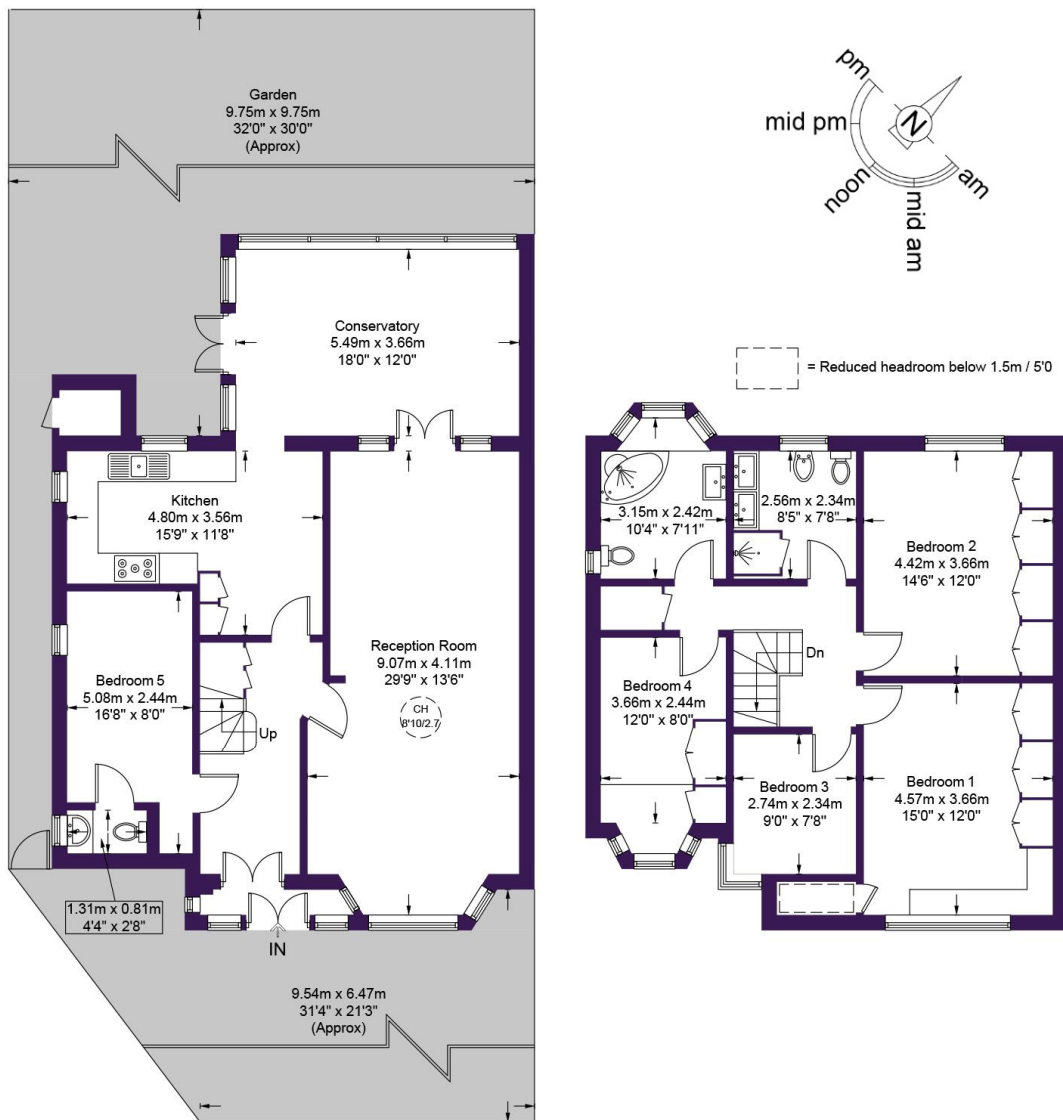


The property comprises a through lounge/dining room, fitted kitchen, conservatory, office/bedroom 5 with a WC. On the first floor there are four double bedrooms, family bathroom, family shower room and a utility cupboard. The well maintained rear garden measures approx. 55ft. To the front there is off street parking for several cars and access to the rear.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		77
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



Price: £875,000
 Tenure: Freehold
 Beds: 4/5
 Baths: 2
 Reception Rooms: 3
 Total Sq Ft: 1,894
 Council Tax Band: Band G in Barnet
 EPC Rating: D

Distance to;
 Edgware Station: 0.9 Miles
 Stanmore Station: 1.4 Miles

Approximate Gross Internal Area = 1894 sq ft / 176.0 sq m

VIEWING STRICTLY BY APPOINTMENT ONLY.

PETERMANS TEL: 020 8958 5040 Please Note That The Gas And Electric Appliances Have Not Been Tested To Ensure That They Are In Working Order. All Measurements Are Taken With A Laser Tape Measure And Therefore Subject To Some Variation. We Recommend Any Potential Purchaser Checks These For Themselves To Confirm Their Accuracy

