



ASKING PRICE

£1,350,000

Nelson Road

Crouch End, N8 9RN

PROPERTY SUMMARY

A spacious six-bedroom period family home requiring modernisation with generous living area and rear garden. The property offers exceptional potential and presents a rare opportunity for customisation to suit your personal taste and needs.

The property features a generous through-reception room, a kitchen/diner with scope, guest w.c., and a bright sun-room overlooking and with direct access to the rear garden. Upstairs, the accommodation includes six well-proportioned bedrooms, a family bathroom, and en-suite.

With ample living space throughout and a private rear garden, this home is ideal for those seeking to create a bespoke family residence. Located in a well-connected area close to local amenities, schools, and transport links, this property offers both space and flexibility in abundance.

Offered with no onward chain.

Local Authority: Haringey

Council Tax band: F



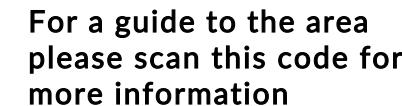
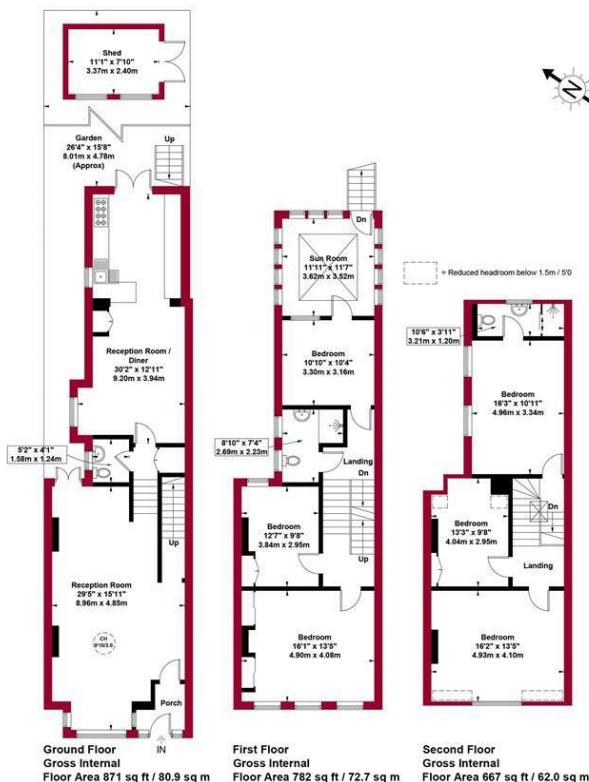


Nelson Road, N8

Approximate Gross Internal Area = 2406 sq ft / 223.6 sq m
(Including Shed)

Restricted Height = 19 sq ft / 1.8 sq m

Shed = 86 sq ft / 8.0 sq m



House - Terraced

Freehold

Council

Council Tax Band: F

Lease Remaining: n/a

Service Charge: n/a

Ground Rent: n/a

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

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Crouch End
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N8 8PR

OFFICE DETAILS

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<https://www.castles.london>

Energy Efficiency Rating

Rating	Current	Potential
Very energy efficient - lower running costs (92 plus) A	Current	Potential
(81-91) B		
(59-80) C		
(55-48) D		
(39-44) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

EU Directive 2002/91/EC