

est 1979



Jeremy
Leaf & Co.



110 Priory Road, London, N8 7HP

Guide Price £1,750,000

- Viewings strictly by appointment only
- Close to both Muswell Hill and Crouch End Broadway
- London Borough of Haringey
- Planning consent for conversion to 3 flats (HGY/2024/2499)
- Freehold
- Adjacent to Alexandra Palace & Park

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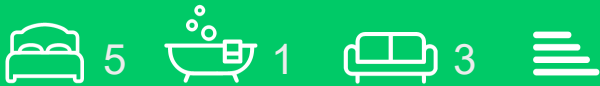
A semi-detached halls adjoining period house in need of full refurbishment and with planning consent for conversion to 3 flats. Planning consent (HGY/2024/2499) has been granted by the London Borough of Haringey for conversion including a ground floor rear extension. Further development potential subject to necessary consents. Vacant possession on completion.

The property could still be used as a single family home.

We understand there is the option to purchase the company which is debt free and this property is the sole asset.

Conveniently located close to the multiple shopping and transport facilities of both Muswell Hill and Crouch End Broadway also with a parade of local shops opposite. The vast green spaces and entertainment opportunities of Alexandra Palace are almost adjacent whereas Highgate and Queens Woods are also close by.

Offers are invited for the freehold interest in the region of £1,750,000 with vacant possession - subject to contract only - to owners' sole agents Jeremy Leaf & Co from whom copies of plans and other information is available. Viewings must be arranged strictly by appointment only.



Council Tax Band:



Full Description

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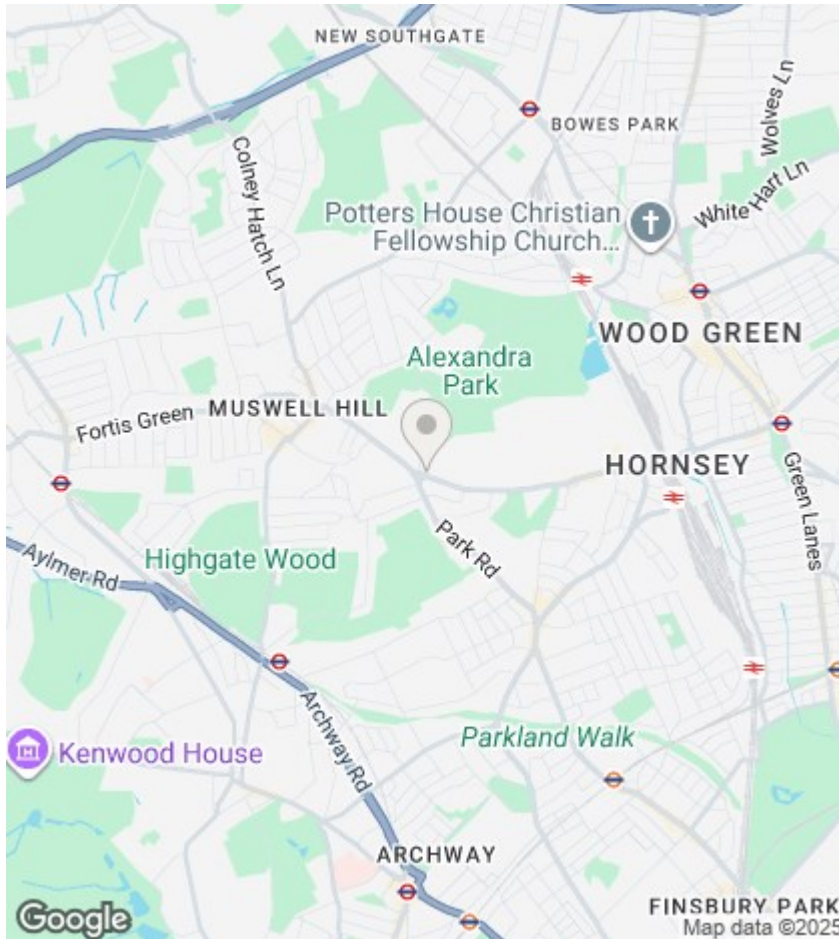
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Directions

Viewings

Viewings by arrangement only. Call 020 8446 4295 to make an appointment.

EPC Rating:

| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (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 | |

