



## Lansdowne Road, London, N17 0NN

£700,000



Nestled on the charming Lansdowne Road in London, this delightful terraced house presents an excellent opportunity for those seeking a spacious family home. Boasting four generous bedrooms, this Victorian property is perfect for families or those looking for extra space. The house features two inviting reception rooms, providing ample room for relaxation and entertaining guests.

The property includes two bathrooms and two kitchens, offering convenience and flexibility for modern living. The expansive 40 ft garden is a true highlight, complete with an outbuilding for additional storage and rear access, which opens up the potential for off-street parking.

While the house does require some updating in places, it is competitively priced to sell, making it an ideal project for buyers looking to add their personal touch. Being chain-free adds to the appeal, allowing for a smoother transition into your new home.

Situated close to Bruce Grove, this property benefits from excellent transport links and local amenities, ensuring that everything you need is within easy reach. This is a fantastic opportunity to acquire a spacious Victorian home in a desirable location. Don't miss out on the chance to make this house your own.

- Large four bedroom Victorian terrace
- Potential (subject to planning) for two 2 bedrooms flats or HMO
- Three large reception rooms
- Two bathrooms
- Two kitchens
- 40ft rear garden with rear access
- Out building
- Three double bedrooms
- Chain free
- Open to offers for a quick sale

### Viewing

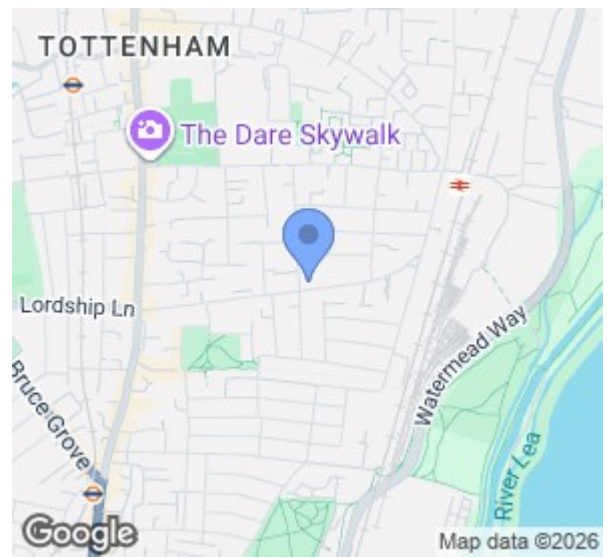
To arrange a viewing on this property or require further information please contact one of our team on 0208 059 4444



Approximate Gross Internal Floor Area = 170.93 sq m / 1840 sq ft



Illustration for identification purposes only, not in scale



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



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