

72 Dawlish Avenue, London, N13 4HP

£875,000

A high specification chain free 2 bedroom (plus 2 loft rooms with adjacent bathroom) new-build detached house. The property features a stunning L-shaped open-plan kitchen/reception room with direct access to a private south-west facing garden and off-street parking for multiple cars.

This property is ideally located just 0.1 mile from both Broomfield Park and Arnos Park, 0.6 mile from Palmers Green railway station with its direct links into the city and 0.7 mile to Arnos Grove Piccadilly line tube station plus multiple shops and bus routes.



- Chain free
- Off street parking for multiple cars
- Underfloor heating
- Close to local parks
- High specification
- ICW 10 year warranty
- Built in wardrobes
- 0.6 mile to Palmers Green train station



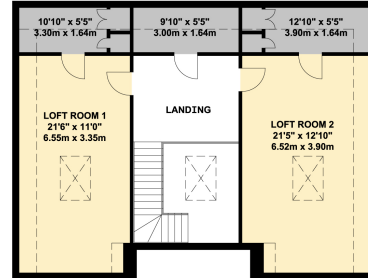




DAWLISH AVENUE
LONDON N13 4HP



GROUND FLOOR



FIRST FLOOR

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A	100	100
(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, Scotland & Wales	EU Directive 2002/91/EC	

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