



, Spencer Drive, N2

Excellent detached family home in this sought-after location on the south side of the Suburb set out over 3 floors.

The property boasts a master bedroom suite with bathroom and dressing area, 5 further bedrooms (2 with en suite bathrooms), family bathroom, a spacious open-plan double reception room, modern fully-fitted kitchen with dining area, guest cloakroom, utility room, landscaped garden and off- street parking.

Available NOW

Available unfurnished.

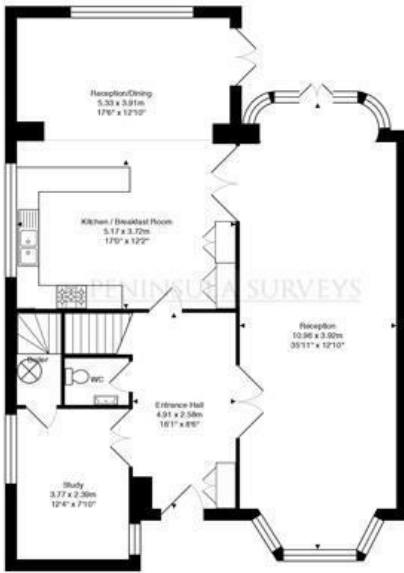
Energy Efficiency Rating D62

£2,480 Per Week

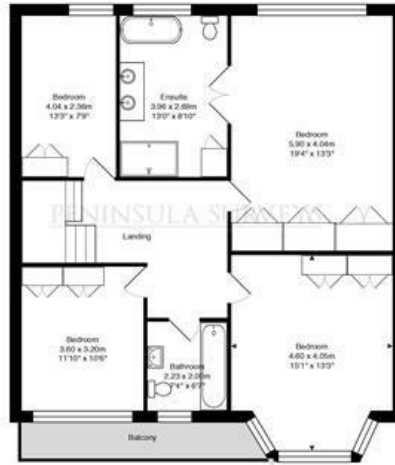
Spencer Drive



Second Floor
Area: 58.1 m² ... 625 ft²



Ground Floor
Area: 112.8 m² ... 1214 ft²



First Floor
Area: 94,6 m² ... 1018 m²

Approx. Gross Internal Area: 261.1 m² ... 2811 ft² (excluding balcony, eaves storage)

All measurements and areas are approximate only.
Dimensions are not to scale. This plan is for guidance
only and must not be relied upon as a statement of fact.
(c) Peninsula Surveys Ltd

PENINSULA SURVEYS

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> <div> <div>92 plus</div> <div>A</div> </div> <div> <div>(81-91)</div> <div>B</div> </div> <div> <div>(69-80)</div> <div>C</div> </div> <div> <div>(55-68)</div> <div>D</div> </div> <div> <div>(39-54)</div> <div>E</div> </div> <div> <div>(21-38)</div> <div>F</div> </div> <div> <div>(1-20)</div> <div>G</div> </div>		62	65
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		57	58
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	