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# COSWAY



## Earl Close, N11, N11

A well-presented two bedroom house, tucked away in a quiet residential cul-de-sac, offering bright accommodation, a private rear garden and excellent potential for first-time buyers, downsizers or investors alike.

The ground floor comprises a fitted kitchen to the front of the property, a guest WC and a spacious reception room to the rear with direct access to the private garden, creating an ideal space for both relaxing and entertaining.

To the first floor there are two well-proportioned bedrooms, both benefiting from fitted storage, together with a family bathroom.

Externally, the property boasts a generous rear garden extending to approximately 36ft, complete with a useful garden shed, providing excellent outdoor space for families, entertaining and gardening enthusiasts. The property further benefits from two allocated parking spaces, a rare and highly desirable feature in this location.

Earl Close is conveniently located within easy reach of local shops, schools and transport links, offering excellent access to surrounding areas and Central London. Sole Agent.

£549,940

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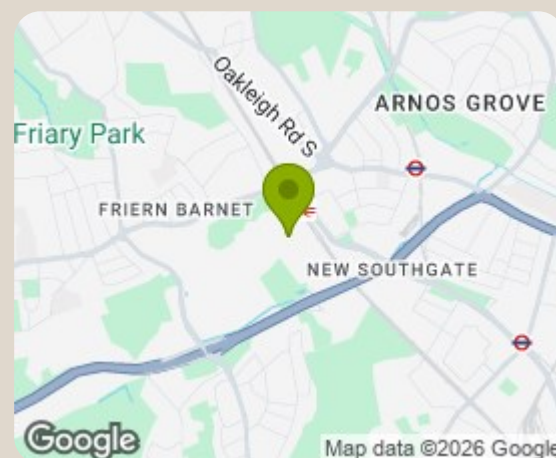
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- Two Bedroom House
- Private Rear Garden Approx. 36ft
- Reach The City In Under 25 Minutes
- Quiet Cul-De-Sac Location
- Garden Shed / Storage
- 4-Minute Walk To New Southgate Station
- Stylish Modern Finish Throughout
- Close To Local Amenities, Shops, Cafés And Schools

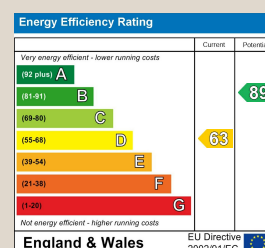


Floor plan

Local area map



Energy efficiency



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## Book a viewing

Please call **020 8959 0011** to arrange a viewing appointment for this property or if you require further information.

**COSWAY**

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