

# Lot 17

9 Balfour Grove,  
London N20 0SN

**GUIDE PRICE: £350,000**



**CENTRE TERRACED DWELLING WITH  
DEVELOPMENT POTENTIAL**

This spacious terraced house is situated in a cul-de-sac location off Oakley Road North. The property offers spacious accommodation and would make a large family dwelling or could potentially be converted into two flats subject to obtaining any necessary planning consents that may be required. The current house would require a certain amount of updating and benefits from double glazed windows and gas-fired central heating. The property is sold with the benefit of vacant possession and would be of interest to owner/occupiers or developers.

#### **ACCOMMODATION**

Entrance hall, reception one, reception two, breakfast room/kitchen, cloakroom, first floor landing, bedroom one, bedroom two, family bathroom, second floor landing, bedroom three, bedroom four, gardens to front and rear

#### **TENURE**

Freehold

#### **LOCAL AUTHORITY & TAX RATING**

London Borough of Barnet 020 8359 2000

Council Tax Band: E

#### **VIEWING TIMES**

19/5 and 28/5 – both at 12.30pm

**STARTING BID**

**FINAL BID**

**NOTES**

**SOLD**  **UNSOLD**  **SOLD PRIOR**  **WITHDRAWN**