

Dawlish Avenue, Palmers Green N13

Anthony Pepe



Dawlish Avenue
Palmers Green N13

Guide Price: £800,000

A rare opportunity to acquire this three/four bedroom detached family home, ideally positioned on a popular residential turning within a short walk of the beautiful Broomfield Park.

The property opens into a long entrance hallway, leading through to an impressive 25ft through lounge, providing generous living space with ample room for a separate dining area. To the rear is a fitted kitchen with direct access to the garden. The ground floor is further complemented by a guest cloakroom and a versatile additional reception room, currently utilised as a fourth bedroom, offering excellent flexibility for modern family living. The first floor provides three well-proportioned bedrooms and a fully tiled family bathroom.

Externally, the property boasts an impressive 55ft rear garden, featuring a paved patio area, side access and a well-maintained lawn leading to a useful outbuilding. This additional space offers excellent potential for storage, a home office or further living accommodation, subject to any necessary consents.

Situated in a sought-after residential location, the property is within easy walking distance of Broomfield Park, Palmers Green High Street and Palmers Green Network Railway Station, making it ideally placed for local amenities, green spaces and convenient transport links. An excellent opportunity to secure a detached family home in this popular Palmers Green location.







3/4 Bedroom
3 Receptions
1 Bathrooms

Tenure: Freehold
Energy Efficiency Rating: D













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Approximate Area = 1420 sq ft / 131.9 sq m
Outbuilding = 151 sq ft / 14 sq m
Total = 1571 sq ft / 145.9 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025.
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