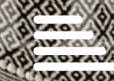




HUNTERS[®]
HERE TO GET *you* THERE

 4  2  2  2

Shelbourne Road, London

Per Month £2,500 Per Month



Situated in the vibrant Northumberland Park area, this beautifully newly decorated four-bedroom terraced house offers spacious and versatile accommodation across three well-designed floors, ideal for family living.

Extending to approximately 1,258 sq ft, the property combines original character features with modern comforts. The ground floor features a bright and welcoming living area complete with an attractive fireplace feature, creating a warm and inviting atmosphere. A fully fitted kitchen provides ample storage and preparation space, perfect for everyday family life.

The property comprises four well-proportioned bedrooms, alongside a family bathroom and separate shower room located on the first floor for added convenience. Original flooring throughout adds charm and character to the home.

Further benefits include a versatile outbuilding, ideal for use as a home office, gym, or studio space.

Ideally located, the property is within easy reach of Northumberland Park Station and Tottenham Hale Station, providing excellent transport connections into Central London via National Rail and the Victoria Line.

Residents can also enjoy the nearby River Lea and surrounding green spaces, offering a peaceful setting within this well-connected neighbourhood.

This property is ideally suited to families seeking a spacious and stylish home in a convenient North London location. Please note, this is not an HMO property.

EPC Rating: E
Council Tax Band: D
Available 24th July 2026

This not a HMO Property

Please contact the Lettings department at Hunters Tottenham to arrange an appointment to view.
Here to get you there! By your local property agency with a network of 270 offices.

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KEY FEATURES

- Four Bedroom House
- Recently refurbished
- Northumberland Park (British Rail)
 - Fitted Kitchen
 - Stansted Express
- Tottenham Hale (Victoria Line & British Rail)
 - EPC Rating: E
 - Council Tax Band: D
- This is not a HMO Property
- Available 24th July 2026



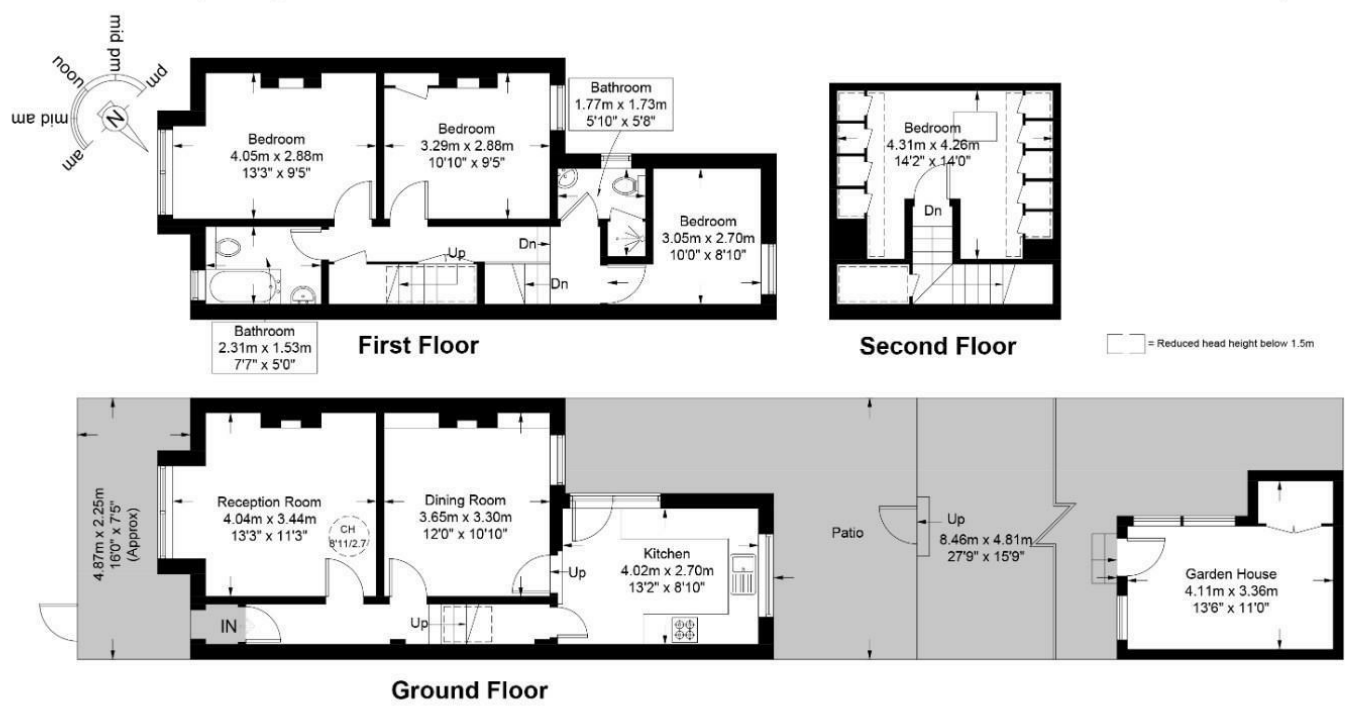


Shelbourne Road, N17

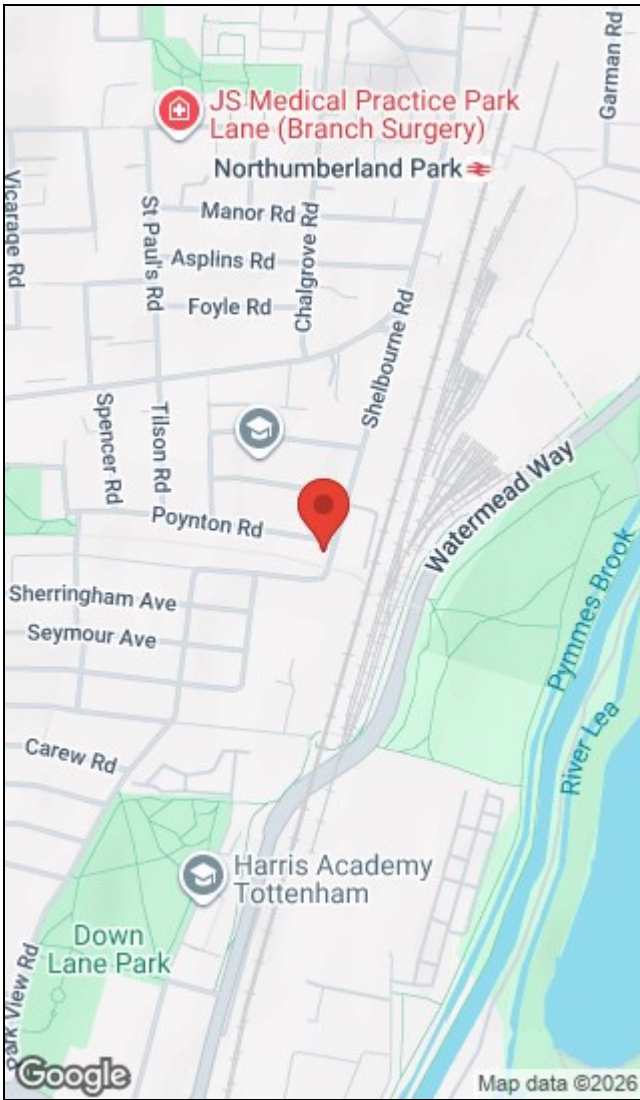
Approximate Gross Internal Area = 1258 sq ft / 116.9 sq m

Restricted Height = 96 sq ft / 8.9 sq m

Garden House = 123 sq ft / 11.4 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
79					
50					
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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