



Crouch Hill, N4 4AJ

Guide Price £525,000
Share of Freehold



Crouch Hill N4

Welcome to this charming two-bedroom flat located on the first floor of a beautiful Victorian conversion in the sought-after area of Crouch Hill N4. This well-presented property offers a wonderful combination of period charm and modern convenience, making it the perfect place to call home.

Arranged across approx. 661 SQ FT/ 61.4 SQ M of internal living space, the flat opens up into a hallway with decorative dado rail, providing a central access point to all rooms. To the front, a spacious living room with two large sash windows looking out onto the greenery of the front garden and flood the room with natural light. A feature fireplace, picture rails and coving to the ceiling add further interest. A stained-glass door leads to a separate kitchen; fully equipped with essential appliances and a pantry provides ample storage space, making it a joy to prepare meals. Towards the rear, two well-sized double bedrooms, both offering comfortable accommodation and plenty of natural light with the main bedroom benefiting from built-in wardrobes, providing fantastic storage space. Next door, a stylish bathroom suite with shower/bath combination, high level WC and pedestal hand wash basin, a frosted window and stained-glass door provide natural light.

Crouch Hill is a desirable location, equidistant between Finsbury Park and Crouch End offering excellent transport links and a wide range of amenities. Surrounded by vibrant neighbourhoods offering a fantastic selection of local shops, cafés, and restaurants whilst providing convenient access to Crouch Hill Overground, Finsbury Park Station (Piccadilly & Victoria lines, National Rail & Thameslink services) and numerous bus routes. The open spaces of Finsbury Park, Wray Crescent and the Parkland Walk nature reserve are close by, great for the more active among us.

Internal viewings are highly recommended to fully appreciate the charming blend of period features and fantastic space on offer.

Retaining wonderful period charm | Two double bedrooms | Spacious reception and separate kitchen | Three-piece bathroom suite | Share of Freehold | Convenient location for local amenities and transport | Great proportions throughout | Approx. 661 SQ FT/ 61.4 SQ M

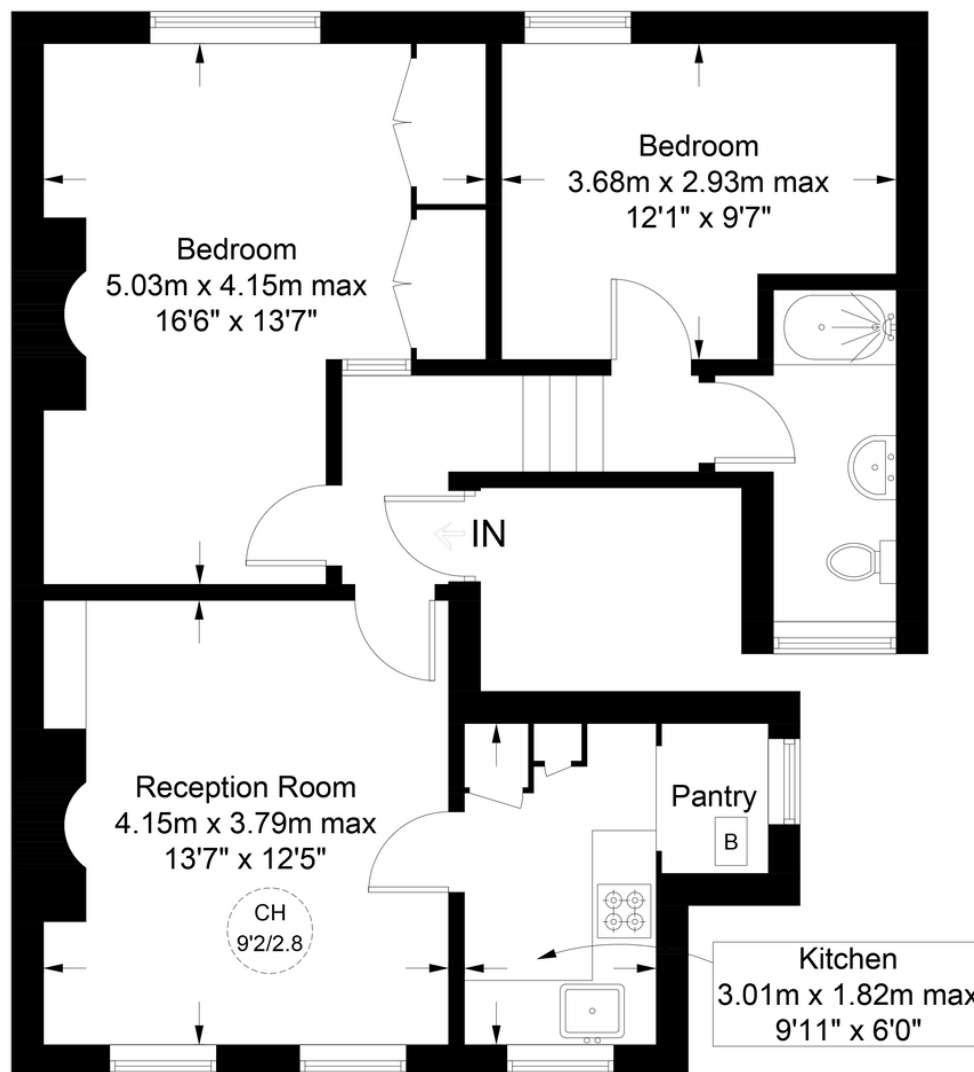






Crouch Hill, N4

Approximate Gross Internal Area = 661 sq ft / 61.4 sq m



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1001527)



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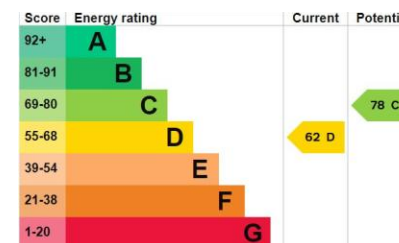
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