



Chatterton Road, N4 2DZ

£1,400,000
Freehold



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A superbly located mid-terraced four bedroom, Victorian home offering an abundance of character throughout, with 1423sqft/132.2sqm of internal space and the property is presented to the market in very good condition. Arranged over three floors, the ground floor comprises of a double reception room with feature fireplaces, hallway leading through to a sizeable, well equipped and spacious kitchen diner, with doors opening out to a 22ft mature garden. Also on the ground floor there is a cloakroom and stair case to a basement, which is currently being used as storage and children's play area. Upstairs offers a generous master bedroom, with three double bedrooms and a two family bathrooms. Chatterton Road is a quiet road in close proximity to the amenities of Highbury, within catchment of outstanding primary schools. Served by excellent transport links via Arsenal tube station, plus the Victoria Line, Overground, National Rail at Finsbury Park.

- Four Double Bedrooms
- Two Family Bathrooms
- arranged over three Levels
- 1423sqft/132.2sqm
- Epc Rating D
- Great Location
- Outstanding School Catchment
- Great Transport Links





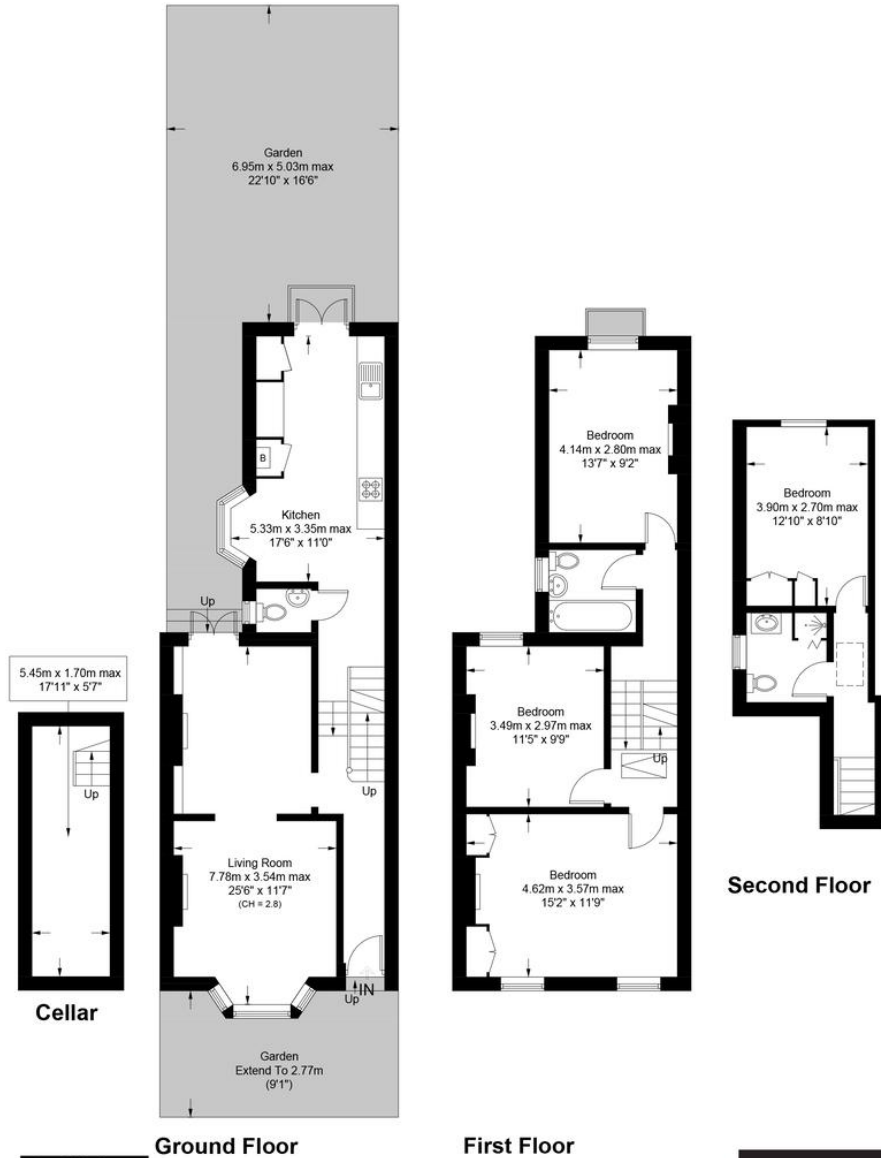


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Approximate Gross Internal Area = 1324 sq ft / 123.0 sq m
Cellar = 99 sq ft / 9.2 sq m
Total = 1423 sq ft / 132.2 sq m

DAVID ANDREW

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

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. (ID1065418)



Agent's Note:

Whilst Care has been exercised in the preparation of these sales particulars, statements about the property must not be relied upon as representations of statements or fact. Prospective purchasers must make and rely upon their own enquiries and those of professional representatives. The company accept not liability for any error contained in these particulars.

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