



Crouch Hill, N4 4AJ

Guide Price £550,000
Share of Freehold



Crouch Hill N4

Experience stylish living in this newly converted first-floor apartment, offering 547 sq ft / 50 sq m of beautifully designed internal space. This elegant Victorian building has undergone a tasteful and sympathetic refurbishment, resulting in a blend of contemporary comforts and period charm.

The apartment is accessed via a ground floor communal entrance shared with just one other flat and accommodation comprises of a beautiful open-plan kitchen/living space. Three double glazed timber sash windows ensure great heat retention, noise reduction and pleasant natural light. The minimalistic contemporary kitchen blends in effortlessly, equipped with oven, gas hob, microwave, fridge freezer, dishwasher and washing machine. Crisp white walls, coving, wooden flooring, and a period style fireplace maintain the period look and feel of this attractive home.

Next door, a stylish three-piece bathroom suite, fully tiled with shower bath, floating wash hand basin, large, heated towel rail, and inset WC.

At the rear of the property, two bedrooms; the first an ideal guest room, nursery or work from home space and a wonderful main bedroom with large bi-fold opening to a flat roof area ideal for a breath of fresh air.

Located on Crouch Hill, equidistant between Finsbury Park station (Victoria & Piccadilly lines, National Rail & Thameslink services) and Crouch End, and only a stone's throw from Crouch Hill Overground, this apartment offers an excellent array of local bars, restaurants, and shopping amenities. The popular Parkland Walk nature reserve is just a couple of minutes' walk away, perfect for dog walking, jogging, or an enjoyable stroll. Additionally, the flat is within the catchment of several sought-after schools and nurseries.

NB. Photos have been virtually staged to demonstrate how the space may be arranged. Share of Freehold will be issued when all three units have been sold.

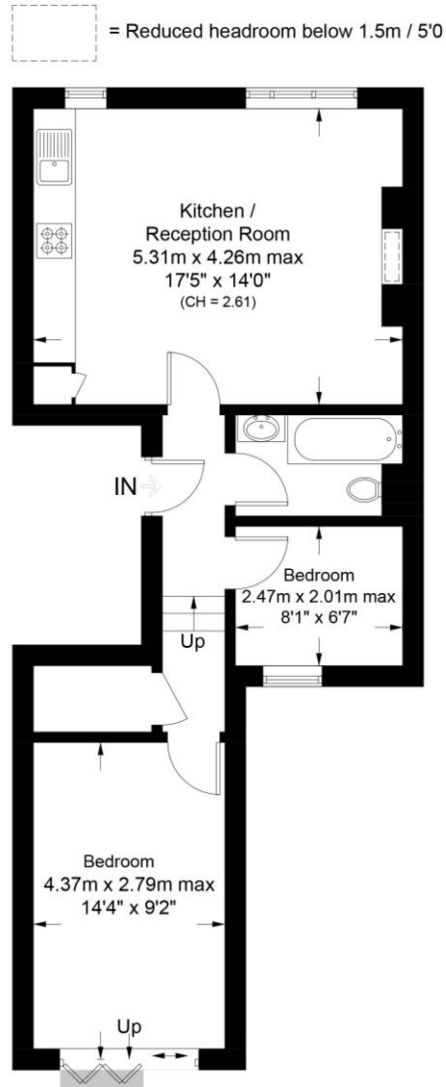
Chain Free | Share of Freehold - 999 new lease | New conversion | Two bedrooms | Wonderfully light and airy | Wooden floors | Fully double glazed | Utility cupboard | Surprisingly spacious reception | Popular and convenient location





Crouch Hill, N4

Approximate Gross Internal Area = 547 sq ft / 50.8 sq m
 Reduced Headroom = 2 sq ft / 0.2 sq m
 Total = 549 sq ft / 51.0 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. (ID1087572)

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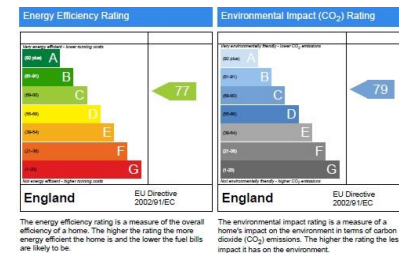
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Agent's Note:

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