





DURLEY ROAD, LONDON, N16

£400,000 SHARE OF FREEHOLD

A CHARACTERFUL SPLIT-LEVEL VICTORIAN APARTMENT WITH GENEROUS PROPORTIONS AND A BAY-FRONTED RECEPTION, POSITIONED 0.2M FROM THE LONDON OVERGROUND, N16.

Stoke Newington | | stokenewington@winkworth.co.uk



DESCRIPTION:

A beautifully presented one-bedroom split-level apartment, extending to approximately 565 sq. ft., arranged over the ground and first floors of an attractive Victorian building on Durley Road, Stoke Newington.

The property offers a wonderful combination of period character and contemporary finishes, with high ceilings, original features and well-proportioned accommodation throughout.

The ground floor comprises a spacious open-plan kitchen and reception room, with ample space for both dining and entertaining. The reception area benefits from an attractive bay window, allowing plenty of natural light, while the fitted kitchen provides generous storage and worktop space. Also on this floor is a stylish bathroom complete with a Japanese Toto washlet RW toilet, refurbished in 2025 to an excellent standard.

Stairs lead to the first floor, where there is a particularly generous double bedroom, measuring approximately 15'1 x 14'6, with built-in storage and plenty of room for additional furnishings.

Situated on a quiet residential road, Durley Road is ideally positioned for the excellent selection of independent shops, cafés, restaurants and bars along Stoke Newington Church Street and Stoke Newington High Street. Clissold Park and Abney Park are both within easy reach, with Springfield Park and Woodberry Wetlands also nearby.

Transport connections are excellent, with Stamford Hill Overground station within walking distance, providing convenient connections across London. Seven Sisters, Manor House and Finsbury Park stations are also accessible, alongside numerous local bus routes.

Offered with a share of freehold, this attractive apartment would make an excellent first-time purchase or London home.

Any associated charges including, but not limited to, service charge, ground rent and sinking funds outlined in the marketing material is an approximation calculated using information provided by and described by the client at the time of instruction. The actual cost may be subject to change and therefore we recommend all interested parties carry out their own enquiries.





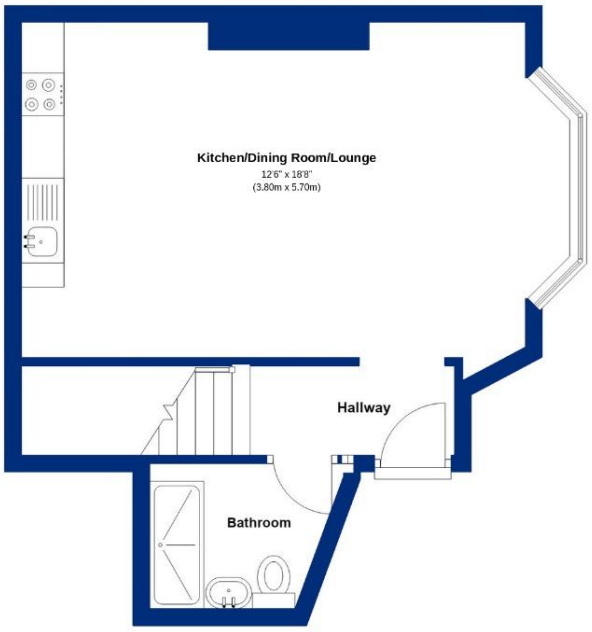


Durley Road

Total area: approx. 565.0 sq. feet (52.5 sq. metres)

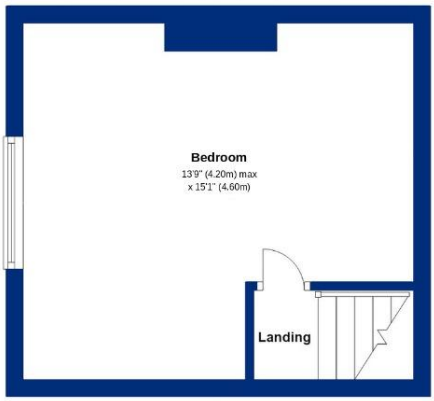
Ground Floor

Approx. 360.0 sq. feet (33.4 sq. metres)



First Floor

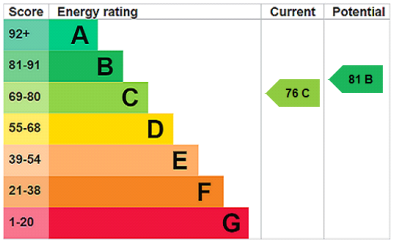
Approx. 204.9 sq. feet (19.0 sq. metres)



All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
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Plan produced using PlanUp.

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



https://www.winkworth.co.uk/sale/property/STK260306

Tenure: Share of Freehold

Term: 991 year and 6 months (Subject to change)

Service Charge: £0 per annum (approx.)

Ground Rent: £ 0 Annually (Subject to review)

Council Tax Band: B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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