



COPENHAGEN STREET, ISLINGTON, LONDON, N1  
OIEO £800,000 SHARE OF FREEHOLD

## A SIMPLY WONDERFUL TWO BEDROOM, SPLIT LEVEL, GEORGIAN CONVERSION WITH PRIVATE GARDEN

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## DESCRIPTION:

This exceptional split level garden flat is set within a handsome Grade II Georgian conversion and has been tastefully renovated throughout.

The upper floor offers a wonderfully social open plan living room and kitchen and is flooded in natural light through sash windows. The kitchen has been beautifully designed to incorporate integrated appliances alongside a vast amount of storage and worktop space and has been finished in contrasting brass and wood tones.

The lower floor offers two double bedrooms, both of which benefit from inbuilt cupboards whilst further storage can be found under the stairs.

The private garden has been designed to offer a low maintenance space which is perfect for entertaining and boasts custom garden furniture with inbuilt storage.

Copenhagen Street is perfectly located in the heart of Angel and is just moments from the restaurants, bars and shops on Upper Street as well as being within easy reach of the fashionable Granary Square at Kings Cross. A selection of fantastic transport links are at hand with Angel station providing the closest underground links on the Northern line whilst an array of bus routes provide effortless access across London. Further underground links can be easily accessed from Kings Cross whilst international links are facilitated from St Pancras.

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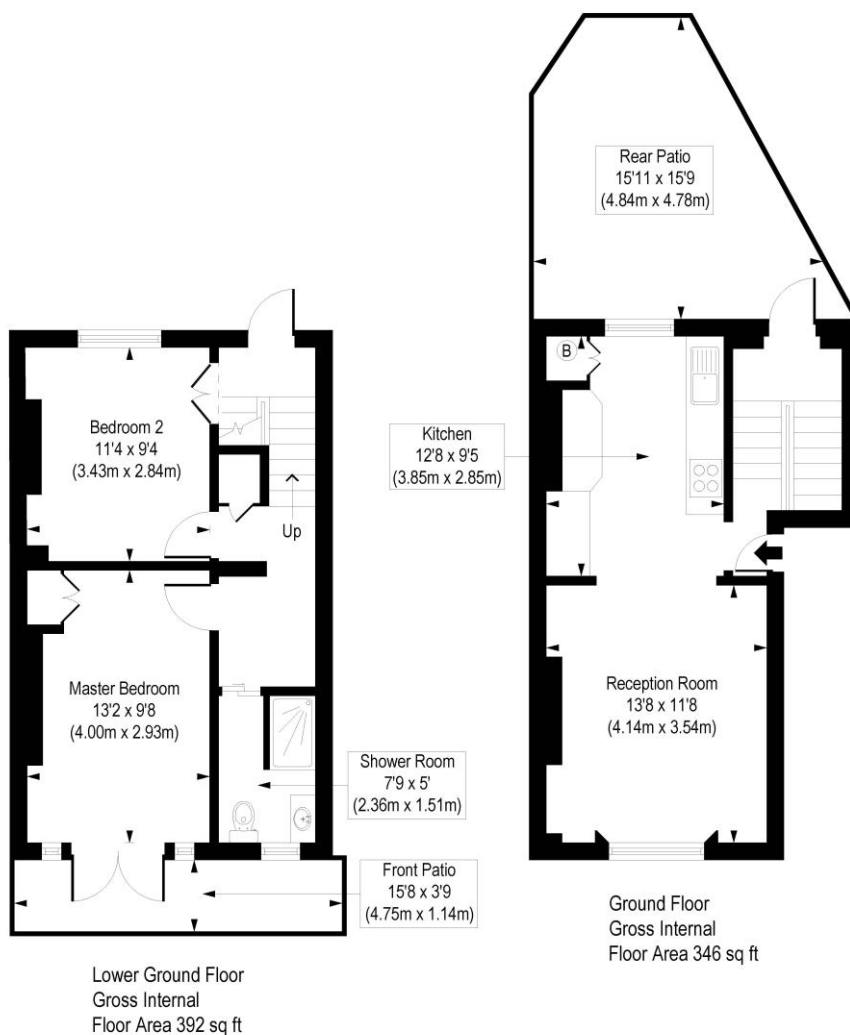




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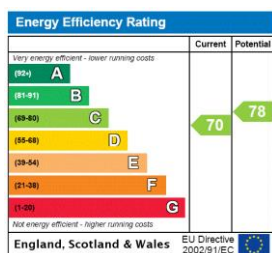
# Copenhagen Street, N1

Approx. Gross Internal Floor Area 738 sq. ft / 68.56 sq. m



COMPLIANT WITH RICS CODE OF MEASURING PRACTICE. Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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