36B, PORTLAND RISE, LONDON, N4

£370,000 SHARE OF FREEHOLD

A WONDERFULLY SPACIOUS, ONE BEDROOM FLAT, PERIOD CONVERSION SET ACROSS THE LOWER GROUND FLOOR

Highbury | 0207 989 7000 | highbury@winkworth.co.uk

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DESCRIPTION:

A wonderfully spacious, one bedroom flat, period conversion set across the lower ground floor of this handsome Victorian building in N4. Standing close to 400 sqft, the property has been stylishly decorated and offers a wealth of natural light, perfect for both first time buyers and investors.

Portland Rise is a Victorian street and is home to some magnificent period buildings. It runs between Green Lanes and Seven Sisters Road but is blocked at one end, making it very quiet with little through-traffic. The road lends itself very well to proximity to local green spaces with close access to both Clissold and Finsbury Parks, as well as the East and West Reservoirs, and all that they offer. Tube access is easy, being only a short distance from Finsbury Park station (Piccadilly Line, Victoria Line and National Rail) with Manor House and Arsenal also close by. Numerous bus links provide easy access to the City and West End.

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.

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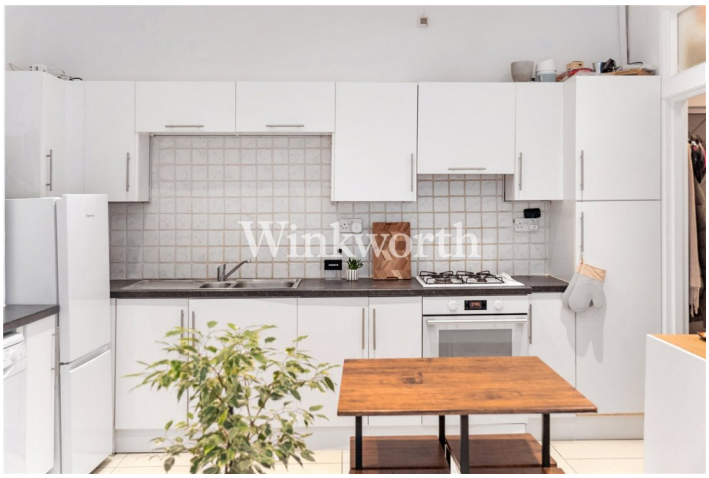

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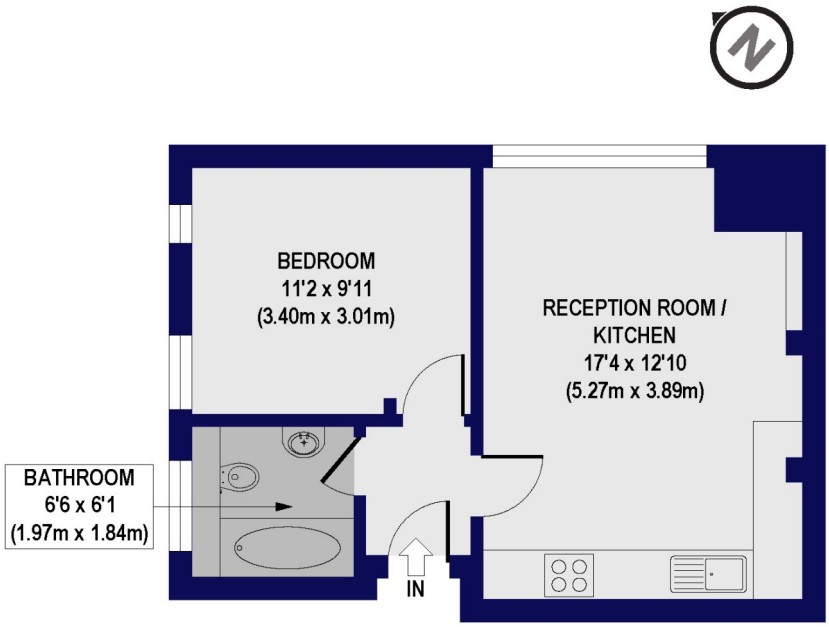
Portland Rise, N4
Approx. Gross Internal Floor Area 398 sq. ft / 36.98 sq. m



BASEMENT

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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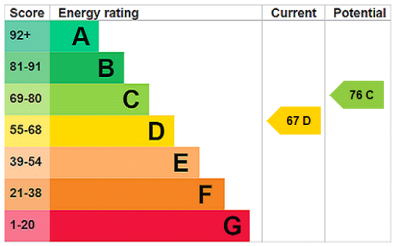
This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



https://www.winkworth.co.uk/sale/property/HIH250360

Tenure: Share of Freehold
Term: 990 year and 0 months
Service Charge: £0 per annum
Ground Rent: £ 0 Annually (subject to increase)
Council Tax Band: C

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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See things differently

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