



WILBERFORCE ROAD, LONDON, N4
£1,450,000 FREEHOLD

A HANDSOME, FOUR DOUBLE BEDROOM HOUSE IN NEED OF MODERNISATION IN N4.

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DESCRIPTION:

A substantial, four double bedroom, semidetached house positioned on highly sought-after Wilberforce Road in N4. Standing in excess of 2,100 sqft, the property offers any potential buyer the unique opportunity to create a sensational family home. Accommodation comprises of a wonderfully spacious double reception room featuring the original cornicing, which leads through into a bright kitchen overlooking the west facing, private, mature garden. The first floor occupies two good sized bedrooms, the master spanning the full width of the building, again with original cornicing and immense charm throughout. Two further bedrooms are positioned on the top floor, with an additional shower room, wc and family bathroom set across the upper floors. The property is completed with a useable cellar, side access and is offered to the market on a chain free basis.

The ever-popular Wilberforce Road allows for easy access to Finsbury Park station as well as the green spaces of both Finsbury Park and Clissold Park. A variety of shops, cafes and eateries are located on Blackstock Road and nearby Highbury Park. Stoke Newington Church Street is also a short walk away through Clissold Park. The property is very well connected to public transport, including nearby Finsbury Park Station (Victoria, Piccadilly and National Rail Lines) and Arsenal Underground Station (Piccadilly Line), whilst there are numerous bus routes taking you into Angel, the City and the West End.

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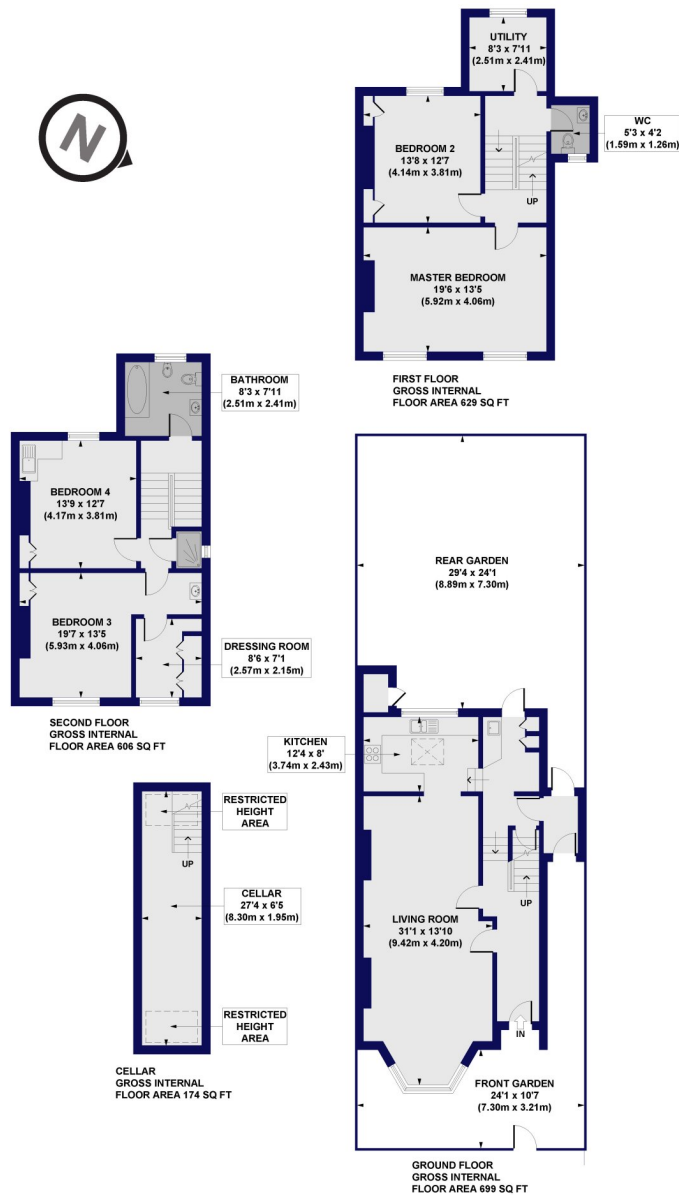


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Wilberforce Road, N4

Approx. Gross Internal Floor Area 2108 sq. ft / 195.82 sq. m (Including Restricted Height Area)

Approx. Gross Internal Floor Area 2061 sq. ft / 191.44 sq. m (Excluding Restricted Height Area)



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.

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