



FLAT C, WILBERFORCE ROAD, LONDON, N4
£575,000 SHARE OF FREEHOLD

**A BEAUTIFUL, TWO DOUBLE BEDROOM
 PERIOD CONVERSION RETAINING MANY
 PERIOD FEATURES IN N4.**

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DESCRIPTION:

A sizeable, two double bedroom, split level period conversion on one of N4's most popular roads. Standing at a very impressive 1,063 sqft, the property offers a wealth of character and natural light from large, west to east facing windows throughout. The bright reception room benefits from original flooring and a feature fireplace, while the spacious kitchen can be found adjacent with plentiful worktop and cupboard space. Both bedrooms are genuine doubles and are positioned on separate levels, while the property is completed with a modern, family bathroom.

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 nearest public transport link is 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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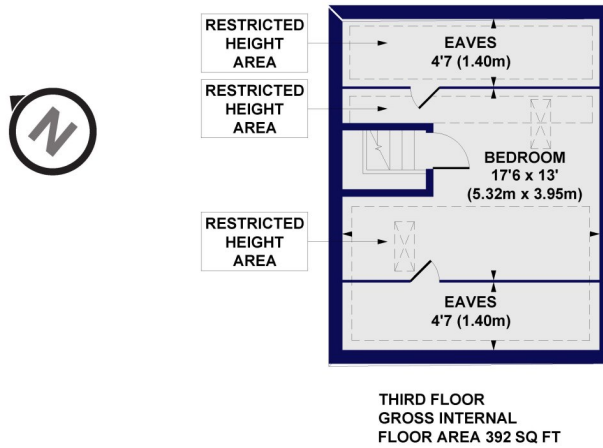


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Wilberforce Road, N4

Approx. Gross Internal Floor Area 1063 sq. ft / 98.76 sq. m (Including Restricted Height Area & Eaves)

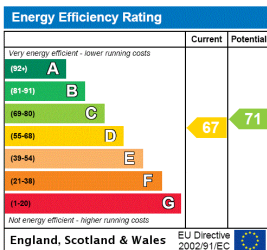
Approx. Gross Internal Floor Area 769 sq. ft / 71.46 sq. m (Excluding Restricted Height Area & Eaves)



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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