



**Cheverton Road, N19**  
**£3,350 pcm**

**DAVID  
ANDREW**

your  
most  
valuable  
asset



A stunning, modern split level three double bedroom apartment with amazing views over the London skyline set on the top three floors of this period property situated moments from Archway Station and within easy access to Highgate & Crouch End.

Property features include modern finishings throughout, spacious open plan living room, fully fitted kitchen with integrated appliances. Further features include three double bedrooms, ample storage throughout, boasting natural light with stunning views over the London Skyline, modern bathroom, wood flooring, double glazed windows, and gas central heating. Ideal for professional sharers or families.

The property is situated in the friendly, hilltop Whitehall Park Conservation Area, located only a short walk away from Archway Station (Northern Line) and Crouch End Broadway. Highgate with its cafes, bars and restaurants is also a short walk up the hill. Offered Furnished. Available 6th September.

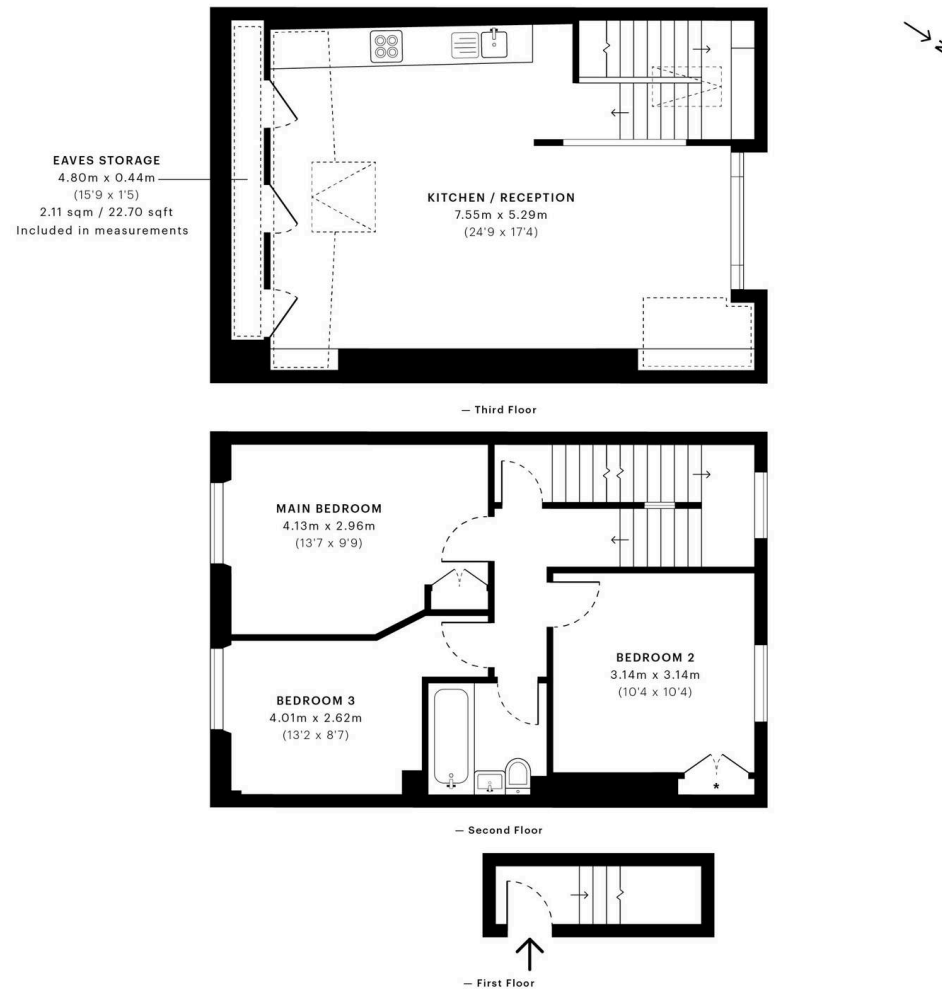
Council Tax band: E EPC Energy Efficiency Rating: D

- Split Level Apartment
- Three Double Bedrooms
- Open Plan Living Space
- Stunning Views over London Skyline
- Fully Tiled Modern Bathroom
- Wood Floors Throughout
- Whitehall Park Conservation Area
- Short Walk to Archway Station (Northern Line)
- Offered Furnished
- Available 6th September









### Archway Office

671 Holloway Road  
London, N19 5SE

T (0)20 7619 3750

### Highbury Office

90 Highbury Park  
London, N5 2XE

T (0)20 7354 9111

### Finsbury Park Office

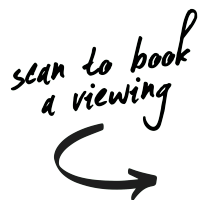
167 Stroud Green Road  
London, N4 3PZ

T (0)20 7281 2000

### Property Management Office

235 Blackstock Road  
London, N5 2LL

T (0)20 7354 9222



GROSS INTERNAL AREA (GIA)  
The footprint of the property  
91.63 sqm / 986.30 sqft

NET INTERNAL AREA (NIA)  
Excludes walls and external features.  
Includes webrooms, restricted head height  
75.43 sqm / 811.92 sqft

EXTERNAL STRUCTURAL FEATURES  
Balconies, terraces, verandas etc.  
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT  
Limited use area under 1.3 m  
8.76 sqm / 94.29 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 81.08 sqm / 872.74 sqft  
IPMS 3C RESIDENTIAL 77.95 sqm / 839.05 sqft

\*Excluded from measurements

SPEC ID 628fa6ba05ab1a0dd484e7b2

has been exercised in the of these particulars, about the property must not be on as representations of or fact. Prospective applicants e and rely upon their own and those of professional ives. David Andrew Estates liability for any error contained in these particulars.

