



Newington Green Road, N1 4QT
£425,000

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asset

Newington Green Road, N1 4QT

A beautifully presented one-bedroom flat with a private terrace positioned on the first floor, offering 348 sq ft (32.3 sqm) of modern living space. The flat enjoys high ceilings and offers a bright open-plan kitchen and living area, spacious double bedroom, modern bathroom, and quality finishes throughout. The terrace is south facing, attracts sun throughout the day, and is perfect for relaxing and entertaining.

Perfectly positioned near vibrant Newington Green, the flat is moments from cafés, independent shops, and green spaces including Clissold Park and Highbury Fields. Excellent transport links are close by, with Canonbury Overground and Highbury & Islington (Victoria Line, National Rail and Overground) stations, as well as plenty of bus routes offering quick access across London.

Council Tax band: C

Tenure: Share of Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- 348 sq ft / 32.3 sq m Internal Living Area
- Charming One Bedroom Flat with Private Terrace
- Sun-Filled South Facing Terrace
- Very Well Presented
- Modern Bathroom
- Open Plan Kitchen and Living Room
- Share of Freehold
- EPC - C Rating
- Service Charge: £720 p.a





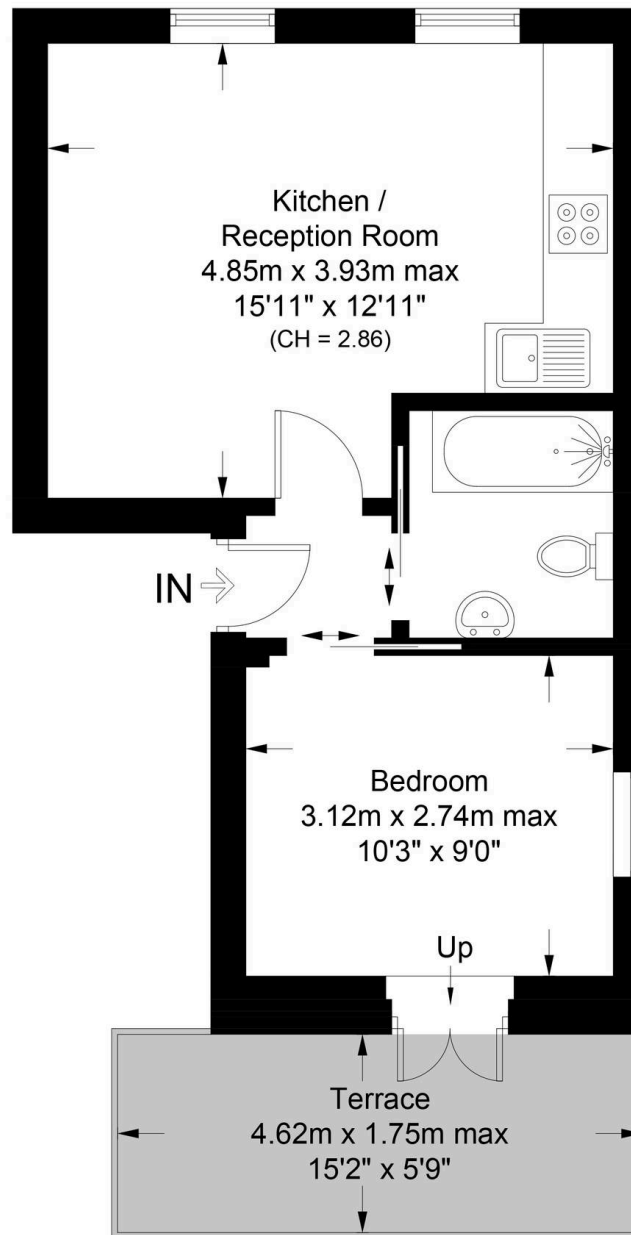




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Approximate Gross Internal Area = 348 sq ft / 32.3 sq m

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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

scan to book
a viewing



**Certified
Property
Measurer**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1226616)

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of these particulars,
but the property must not be
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fact. Prospective applicants
and rely upon their own
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