



Sedgley House Wray Crescent, London – N4 3LW

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asset

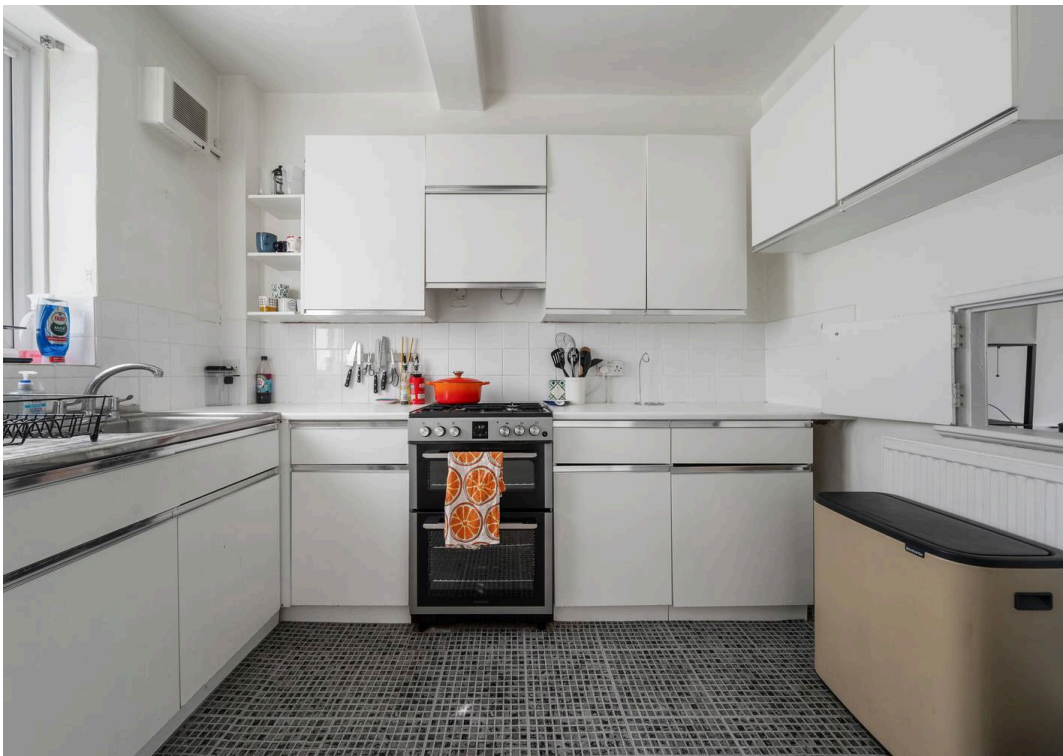
Charming & spacious two-bedroom, split level apartment set on the third floor of this purpose-built development with a private balcony, located in the heart of the ever-popular Stroud Green area and less than 10-15 minutes' walk from Finsbury Park Station.

Spanning approximately 748 square feet (70 square metres), the property boasts two generous double bedrooms, each thoughtfully finished to create a restful retreat. The spacious living area is bathed in natural light, enhanced by double glazed windows and a contemporary palette of wooden flooring and plush carpets throughout. The fully fitted modern kitchen features sleek cabinetry and integrated appliances, ideal for both every-day living and entertaining. Ample storage solutions are cleverly integrated to ensure a clutter-free environment. Residents will appreciate the private balcony, providing an additional space to relax and unwind.

This apartment is perfectly positioned close to a range of amenities, including shops, cafes, and local services, making it an excellent choice for those seeking both convenience and comfort. With excellent transport links on your doorstep, commuting into the City and beyond is effortless, while the vibrant local neighbourhood offers a welcoming community atmosphere and a wealth of leisure opportunities. Offered furnished and available from the 20th of June.

- Two Double Bedrooms Flat
- Private Balcony
- Comprising 748sq ft / 70 sq mt
- Fully Fitted Modern Kitchen
- Wooden Flooring and Carpets Throughout
- Natural Filled Light
- Ample Storage
- Walking Distance to Finsbury Park and Crouch Hill Stations
- Offered Furnished
- Available 20th of June





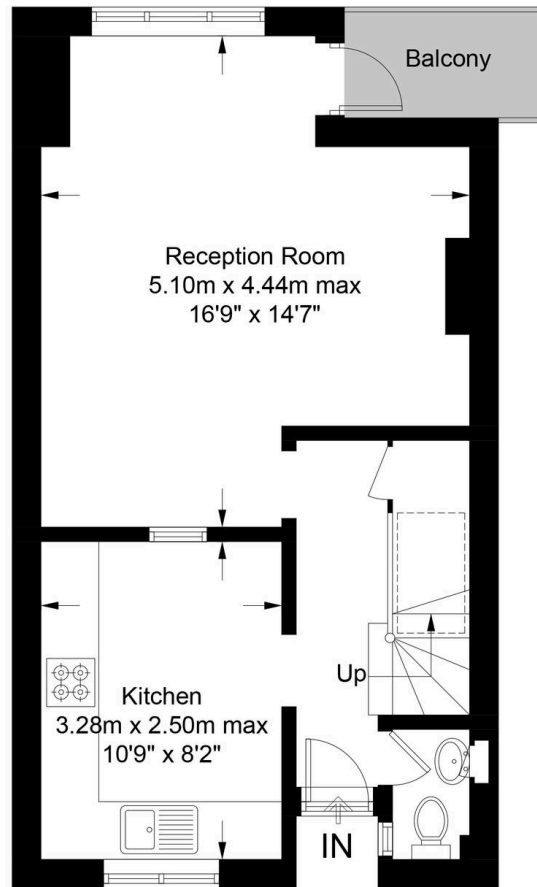


Sedgley House, N4

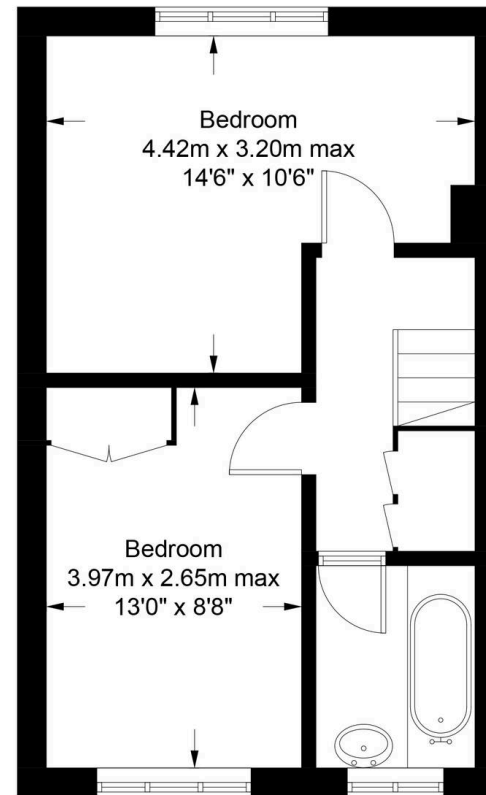
Approximate Gross Internal Area = 737 sq ft / 68.5 sq m
Reduced Headroom = 11 sq ft / 1.0 sq m
Total = 748 sq ft / 69.5 sq m

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 = Reduced headroom below 1.5m / 5'0



Third Floor



Fourth Floor

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. (ID1115609)



has been exercised in the of these particulars, out the property must not be as representations of fact. Prospective applicants and rely upon their own d those of professional s. David Andrew Estates bility for any error contained in these particulars.

