



Alexandra Grove, Hackney, London, N4 2LF

Price £600,000



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DESCRIPTION

Offered to the market chain free is this bright and well-presented two bedroom split level apartment set within an attractive period conversion on Alexandra Grove, N4. Measuring approximately 628 sq. ft. (58.4 sq. m.), the property benefits from a private roof terrace, well-proportioned rooms throughout and far-reaching views to the rear.

Accommodation comprises a spacious reception room with direct access to a private roof terrace, providing an excellent space for entertaining or relaxing. There is a separate fitted kitchen, two good sized double bedrooms and a modern family bathroom. The property is presented in good condition throughout and enjoys an abundance of natural light from both the front and rear aspects.

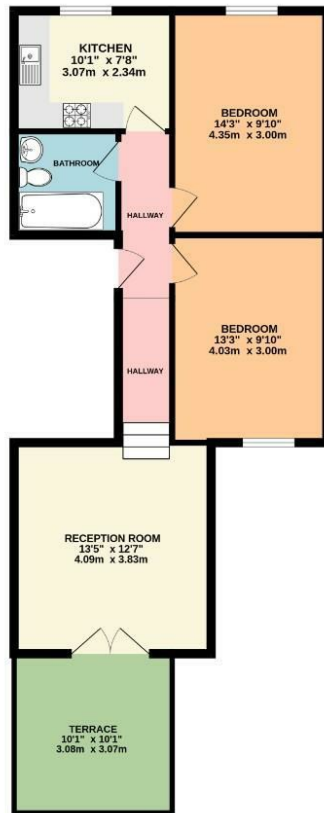
Alexandra Grove is a popular residential street ideally positioned for the many independent cafés, restaurants and shops of Stoke Newington Church Street and Highbury Barn. The green open spaces of Clissold Park, Woodberry Wetlands and Finsbury Park are all within easy reach.

Transport links include Arsenal Station (Piccadilly Line), Finsbury Park Station (Victoria Line, Piccadilly Line and National Rail), Manor House Station (Piccadilly Line) and numerous bus routes providing swift access into The City, West End and beyond.





FIRST FLOOR
628 sq.ft. (58.4 sq.m.) approx.



TOTAL FLOOR AREA: 628 sq.ft. (58.4 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewings

Please contact StokeNewington@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

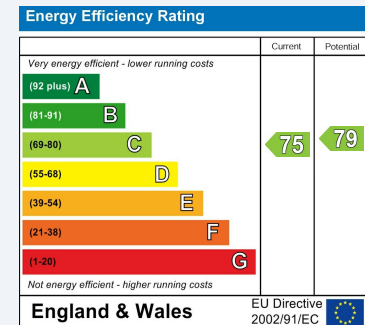
For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

