

## Scholars Place, London, N16

- Chain free
- Split level
- School conversion
- Good condition throughout
- Close to Clissold Park
- One bedroom with mezzanine level
- Light and airy 32 foot kitchen/reception room
- Bike storage
- Close to Church Street
- Gated development

**Offers Over £550,000**



# Scholars Place, London, N16

## DESCRIPTION

Available chain free and set within a sought after former Victorian school conversion, this impressive split level one bedroom apartment with mezzanine study offers generous and versatile living space arranged over the ground and first floors.

The property comprises entrance hall and a stunning open plan kitchen and reception room with impressive double height ceilings, creating a real sense of space and volume. The room is complemented by modern units and integrated appliances, with excellent natural light throughout. There is a well proportioned double bedroom with built in storage, a contemporary bathroom, and an additional shower room. The mezzanine level overlooks the main living space and provides an ideal home office or study area.

Further benefits include high ceilings, large windows, and a unique loft style feel throughout. The property is located within a secure gated development with a strong sense of privacy while remaining well connected.

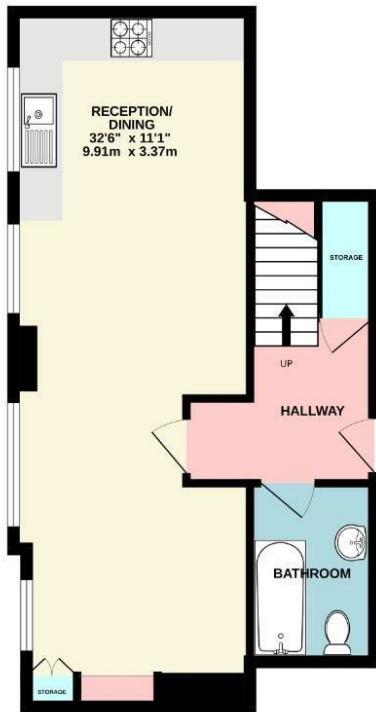
Scholars Place is a beautifully maintained former school building, known for its character and striking architecture. Positioned on Oldfield Road, the property is within easy reach of the amenities of Stoke Newington Church Street, Newington Green and Highbury, as well as the open green spaces of Clissold Park.

Transport links include Stoke Newington, Dalston Kingsland and Canonbury stations providing access to the London Overground, along with numerous bus routes into The City and West End, and nearby underground connections at Arsenal and Finsbury Park.

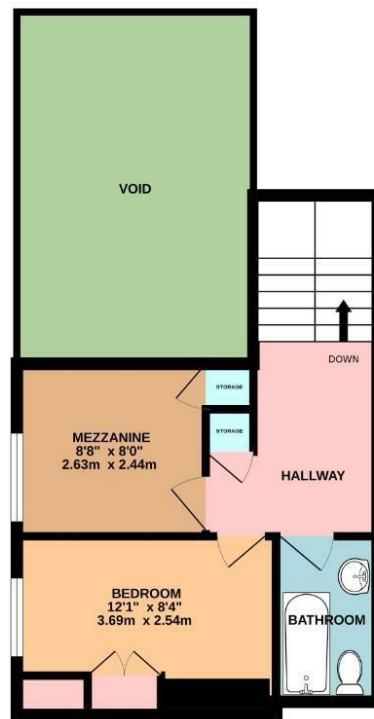




GROUND FLOOR  
510 sq.ft. (47.4 sq.m.) approx.



1ST FLOOR  
340 sq.ft. (31.6 sq.m.) approx.



TOTAL FLOOR AREA : 850 sq.ft. (79.0 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

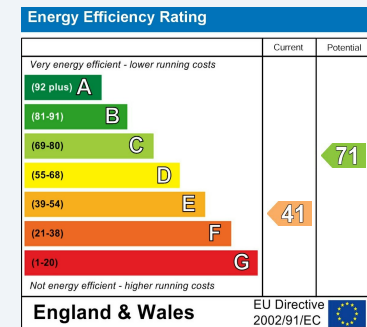
Please contact [StokeNewington@hunters.com](mailto:StokeNewington@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

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

## 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.



185 - 187 Church Street, Stoke Newington, London, N16 0UL  
Tel: 020 7249 7499 Email: [StokeNewington@hunters.com](mailto:StokeNewington@hunters.com) <https://www.hunters.com>

