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Lordship Park, London, N16

Price £475,000

Property Images



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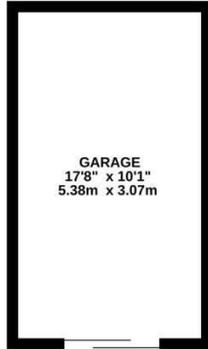
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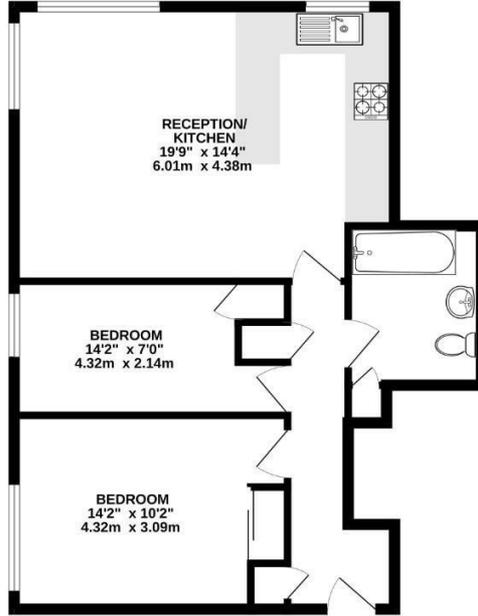


Floorplan

GROUND FLOOR
178 sq. ft. (16.5 sq.m.) approx.



FIRST FLOOR
646 sq. ft. (60.0 sq.m.) approx.



TOTAL FLOOR AREA: 646sq. ft. (60.0 sq.m.) approx.

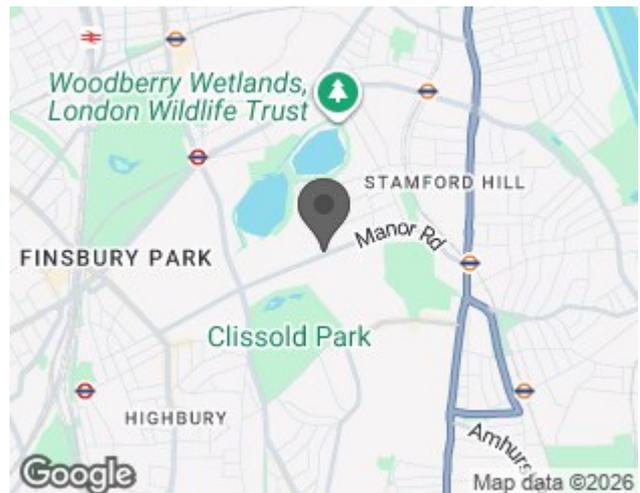
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C		77	80
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Map



Details

Type: Apartment Beds: 2 Bathrooms: 1 Receptions: 1 Tenure: Share of Freehold

Summary

A beautifully presented two-bedroom first floor apartment with share of freehold, set within the sought-after Brookgate development on Lordship Park, N16.

The flat offers approximately 646 sq ft (60 sq m) of bright and well-planned accommodation, including a superb dual aspect open-plan kitchen and reception room with wood flooring. The modern kitchen is fitted with sleek white units, wood worktops, metro tiling and integrated appliances, creating a stylish hub for both cooking and entertaining.

There are two bedrooms, including a generous principal bedroom with built-in storage, and a second room that works equally well as a guest bedroom, nursery or home office. The contemporary bathroom has been finished with white tiling, a rainfall shower over the bath and patterned tiled flooring.

Further benefits include double glazed windows throughout, well-kept communal gardens, and a private garage to the rear.

Brookgate occupies a prominent position on Lordship Park, close to the green open spaces of Clissold Park and Stoke Newington's vibrant Church Street, with its independent shops, cafés, restaurants and pubs. Excellent transport links are nearby at Manor House Underground (Piccadilly Line) and Stoke Newington Overground, together with numerous local bus routes providing swift access across London.

Features

- Two bedroom apartment
- First floor
- Garage
- Open plan
- Excellent condition throughout
- Communal garden
- Close to Church Street
- Close to Clissold Park