



Belgrade Road, London
£1,000,000

LOCATION
LOCATION™ 


At almost 1,400 sq. ft., this perfect family home offers a fantastic blend of original character mixed with a contemporary design. Boasting four bedrooms and two reception rooms, this Victorian home also benefits from a low maintenance south-facing rear garden.

Having been thoughtfully redesigned by the current owner, the property comprises; three generous double bedrooms, a further spacious single bedroom, a well appointed bathroom and separate WC. There is also a sunny reception room with sash windows and fireplace, plus a semi-open plan kitchen/dining room at the rear, featuring a fitted Schuller kitchen and ample space to entertain. The garden is low maintenance and boasts a southerly aspect - the perfect sun trap in the warmer months.


Belgrade Road is a convenient location with easy access to vibrant Dalston and the eclectic mix of independent shops, bars and restaurants along Church Street. Connections into the City and Central London are swift and simple, with Dalston Junction & Dalston Kingsland (Overground) stations being within easy reach.



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
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