



RGF, 118 Stapleton Hall Road, Haringey, N4 4QA

£657

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Alwyne Estates is excited to showcase this beautifully newly converted flat situated in a terraced Victorian four story house. Haringey Overground Station is a short walk away with easy access to the City in 15 minutes. Whilst in the other direction a 20 minute walk to Finsbury Park tube station. This modern property features two spacious bedrooms, one of which includes an en-suite, along with another separate stylish bathroom. The bright open-plan living area is perfect for both relaxation and entertaining, complete with a fully integrated kitchen. In addition, you'll enjoy a spacious private garden, providing a lovely outdoor space. The surrounding local area provides a various range of shops, cafes and restaurants.

This property boasts high-end finishes from stunning black marble worktops that perfectly compliment the glossy white cabinets to the wooden flooring and super soft carpets, while the east-facing garden floods the space with natural light.

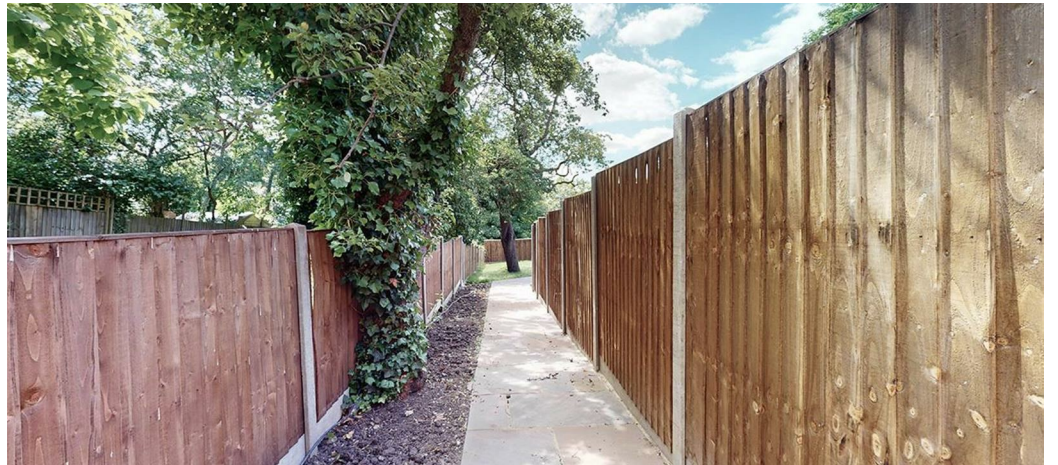
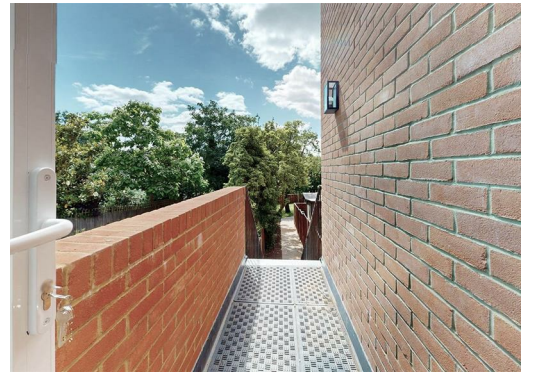
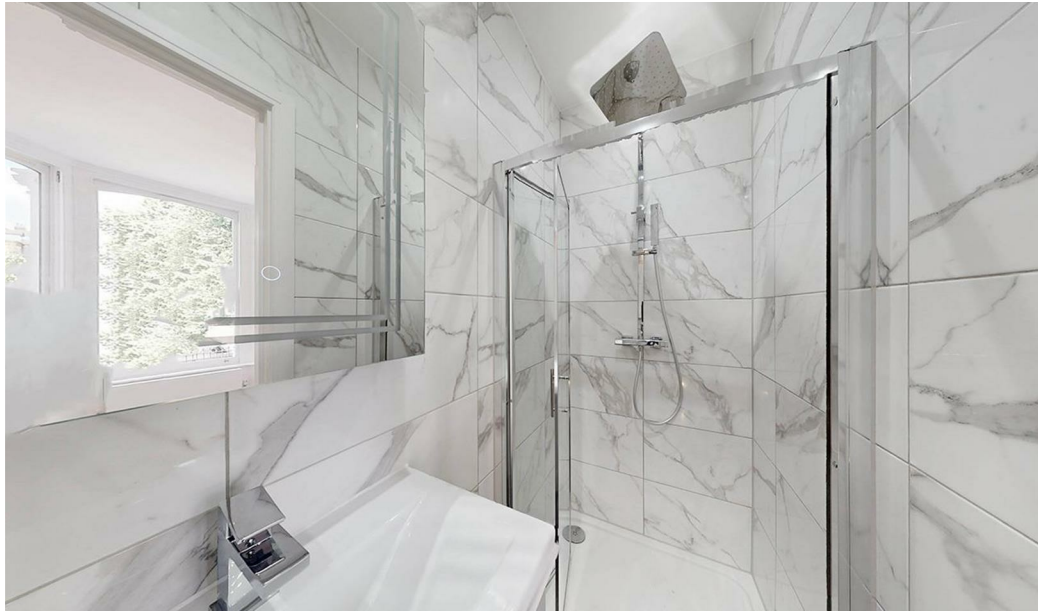


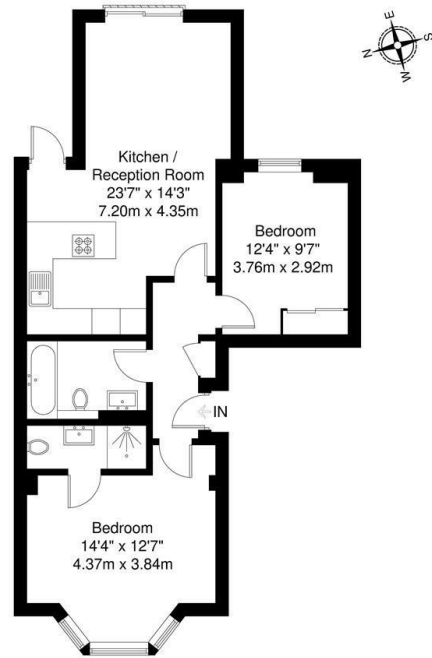
Council Tax Band: Exempt



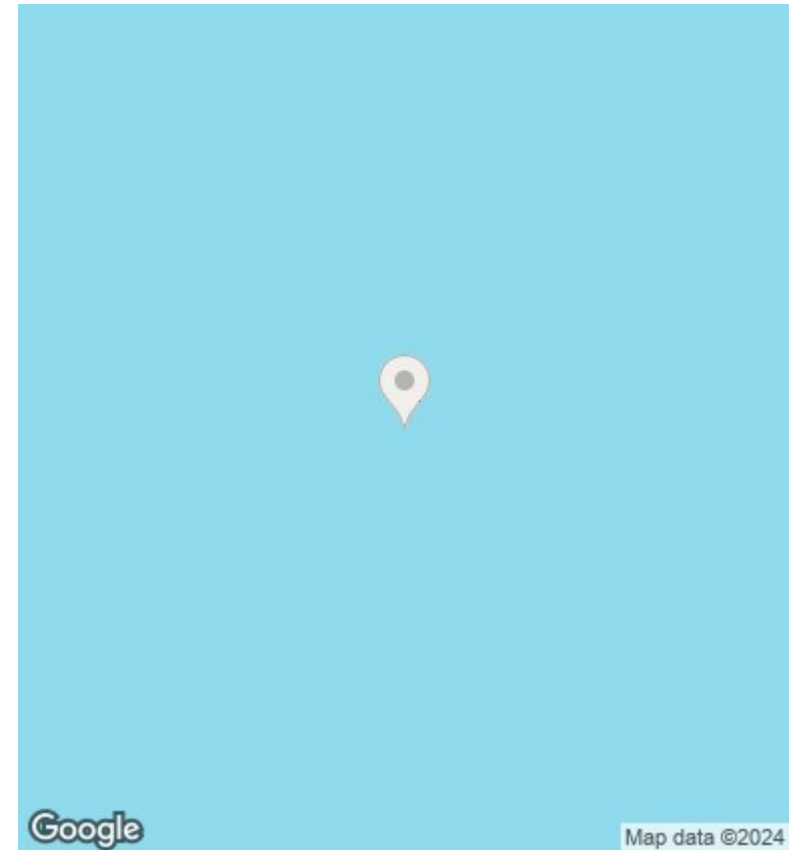








Ground Floor
 Stapleton Hall Road, N4
 Total Gross Internal Area = 67.5 sq m / 726 sq ft
 All Measurements are approximate and for identification guideline purposes only, not to scale.
 Compliant with the RICS code of measuring practice



Directions

Viewings

Viewings by arrangement only. Call 02073593191 to make an appointment.

Council Tax Band

Exempt

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B		78	78
(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	