



1st Floor, 118 Stapleton Hall Road, Haringey, N4 4QA

£600

# 118 Stapleton Hall Road, N4 4QA

Alwyne Estates is excited to showcase this beautifully newly converted flat situated in a terraced Victorian four story house, Situated at the base of Albany Road on Stapleton hall Road almost opposite St Aidens School. Haringey British rail a short six-minute with easy access to the City in fifteen minutes. Whilst in the other direction a twelve-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. 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 complement the glossy white cabinets to the wooden flooring and super soft carpets, while the east-facing garden floods the space with natural light.

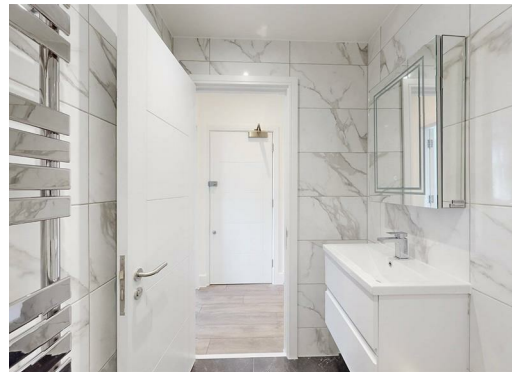


Council Tax Band: Exempt







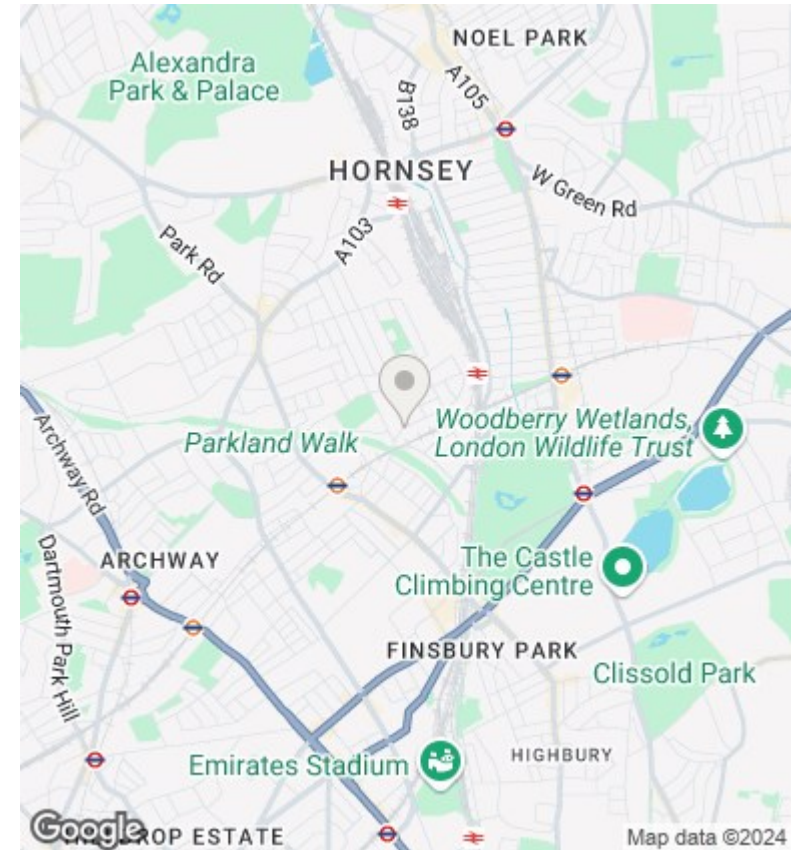




Stapleton Hall Road, N4

Total Gross Internal Area = 62.7 sq m / 674 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
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	78	78
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	