

1B

FOULDEN
ROAD



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*elegant living with garden retreat
two bedroom, first floor flat*

*guide price
£600,000 - £650,000*

Welcome to this charming 2-bedroom first-floor flat, forming part of a beautiful period conversion on Foulden Road in Stoke Newington, N16. Spanning approximately 708 sq. ft, this delightful home combines character features with modern conveniences and offers access to a private shared garden.

as you enter the flat, you are greeted by a generously sized eat-in kitchen, designed with ample storage and plenty of room for a dining table, making it a perfect space for entertaining and everyday living. Towards the rear of the property, you'll find a well-proportioned three piece bathroom suite, which also doubles as a utility room, offering additional functionality and convenience.

The principal bedroom overlooks the tranquil shared garden and features a charming fireplace, adding a touch of elegance. It provides ample space for wardrobes and furniture. The second bedroom, situated at the front of the property, is also a double room and offers sufficient space for wardrobes.

The living room is exceptionally bright, benefiting from a large square bay window that floods the room with natural light. This space also boasts a beautiful marble fireplace, adding to the flat's grand feel. The property throughout benefits from high ceilings and double-glazed sash windows which enhance the sense of space and light.





the flat also shares access to a lovely garden with the ground-floor flat, accessible via a convenient side gate. This outdoor space provides a peaceful retreat, perfect for relaxation and entertaining.



foulden Road is located in the heart of Stoke Newington, one of North London's most vibrant and desirable neighbourhoods. Known for its eclectic mix of amenities, thriving community, and charming character, living at Foulden Road offers a unique blend of urban convenience and residential tranquillity.

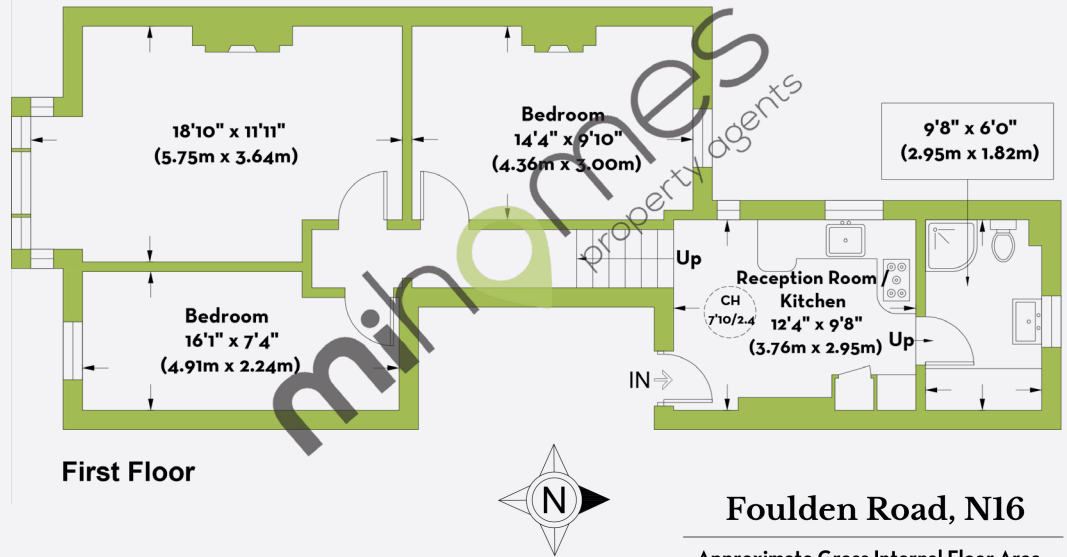
The area boasts several beautiful parks and green spaces, such as Hackney Downs and Clissold Park, providing peaceful retreats for nature lovers. The neighbourhood features a mix of period properties and modern developments, creating a visually appealing streetscape that combines historical charm with contemporary living. Families will appreciate the excellent schools and family-friendly amenities, along with local playgrounds and community centres.

Rectory Road Station, just a short walk away, provides quick and convenient access to London Liverpool Street, making commuting effortless. Numerous bus routes, cycle lanes, and excellent road links further enhance connectivity.

floorplan:

1b foulden road,
n16 7uu

- council tax:
band c
- epc rating:
c
- share of freehold
- service charge:
ad hoc
- ground rent:
none



this plan is for layout purposes only. not drawn to scale unless stated. window and door opening are approximate. whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (id: 1107490)

overview

- chain free |
- two bedrooms |
- share of freehold |
- first floor flat |
- owns a share of the garden |
- period conversion |
- circa 730 sq ft approx |
- high ceilings |
- vacant |

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