

The logo features a white outline of a house roof above the text "MiHomes" in a white serif font, all contained within a thin white rectangular border.

MiHomes

22B

— HERMITAGE ROAD —

Generous first-floor three-bedroom flat in the heart of Hermitage Road.

Three bedroom property. Guide price £500,000 - £525,000

Situated on the sought-after Hermitage Road in N4, this spacious three-bedroom flat occupies the first floor of a well-maintained building and offers approximately 872 sq ft of well-proportioned living space.



Presented in good condition throughout, the property is ideal for those seeking a home ready to move straight into.

The layout has been thoughtfully arranged to maximise both space and light. Upon entering at ground level, a communal entrance leads up to the first floor where the accommodation unfolds.

To the front, a generous reception room seamlessly connects with a modern kitchen, creating a bright and sociable open-plan living area. The three bedrooms are well-sized and sit along a central hallway, offering flexibility for use, sleeping, a home office, or guest rooms.

A contemporary bathroom and an additional WC complete the internal accommodation. The property also features a stylish bathroom and ample storage, making it a practical and comfortable home.





Location

Hermitage Road is ideally located within the vibrant and well-connected N4 postcode, benefitting from a range of local amenities including cafes, independent shops, and popular eateries.

Nearby Green Lanes and Stoke Newington offer even more choice for dining and leisure. For outdoor enthusiasts, the green open spaces of Finsbury Park and the Woodberry Wetlands are close by.

Excellent transport links include Manor House and Haringay Green Lanes stations, providing quick access to the City and West End, making this a superb option for professionals and families alike. Residents also benefit from nearby Finsbury Park station, offering quick access to the London Underground (Victoria Line and Piccadilly Line) and National Rail services.



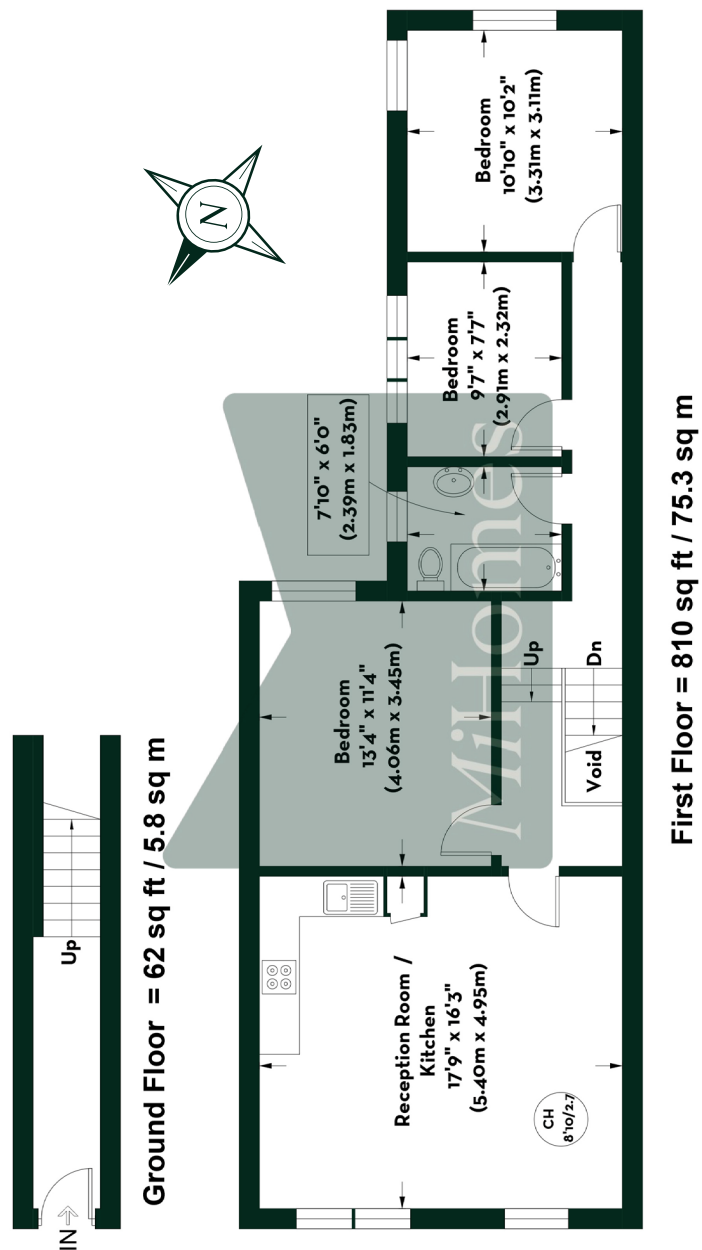
Floorplan:

22b Hermitage Road, London, N4 1DE

- Leasehold: 125 years
- Council tax: Band C
- Epc rating: D
- Approx. Gross internal floor area:
872 sq.ft / 81.1 sq.m (Excluding Void)

Property overview:

- 3 bedroom
- First floor
- Offered on a chain free basis
- Quiet road
- Open plan kitchen and living room
- 125 year lease
- A short walk to Haringey & Manor House stations
- Within close proximity to green spaces such as Finsbury Park
- Easy access to A10



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: 1227087)

5 Reasons you can trust us to secure your new home:

- 01 Dedicated whatsapp group for effective sales progression
- 02 Low fall through rate (just 8%) compared to a national avg. of over 35%
- 03 An average of 9 weeks between sale agreed and completion
- 04 Outstanding client service (4.9/5 stars from over 470 google reviews)
- 05 Over 80% of generated business solely via recommendations

We would love to help you make this dream a reality. Let's talk.



020 7323 9574



hello@mi-homes.co.uk



9 Onslow Parade, Hampden Square, Southgate, N14 5JN



mihomespropertyagents



mihomes



mi.homes