



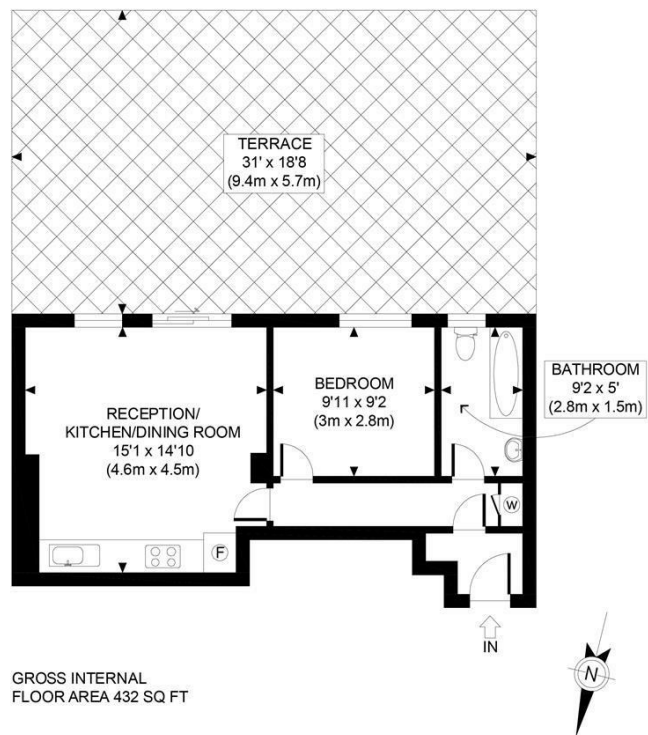
2 87, CHAPEL MARKET LONDON, N1 9EX

£450,000
LEASEHOLD

Located in the heart of Islington, this bright and well-presented one-bedroom apartment offers modern living with unbeatable convenience. Situated on Chapel Market, you'll be just a short walk from Angel Station, the vibrant Upper Street, and green spaces like Culpeper Park and Claremont Square. With popular cafés such as Blank Street Coffee and a variety of shops and restaurants on your doorstep, this is an ideal home for city living.

The property boasts a spacious open-plan kitchen, dining, and living area, designed to maximise space and natural light. The generously sized bedroom offers a peaceful retreat. To the rear, a terrace provides a fantastic outdoor space—perfect for enjoying your morning coffee or unwinding after a long day.

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APPROX. GROSS INTERNAL FLOOR AREA 432 SQ FT / 40 SQM Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation	Chapel Market
	date: 03/03/25
	photoplan



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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