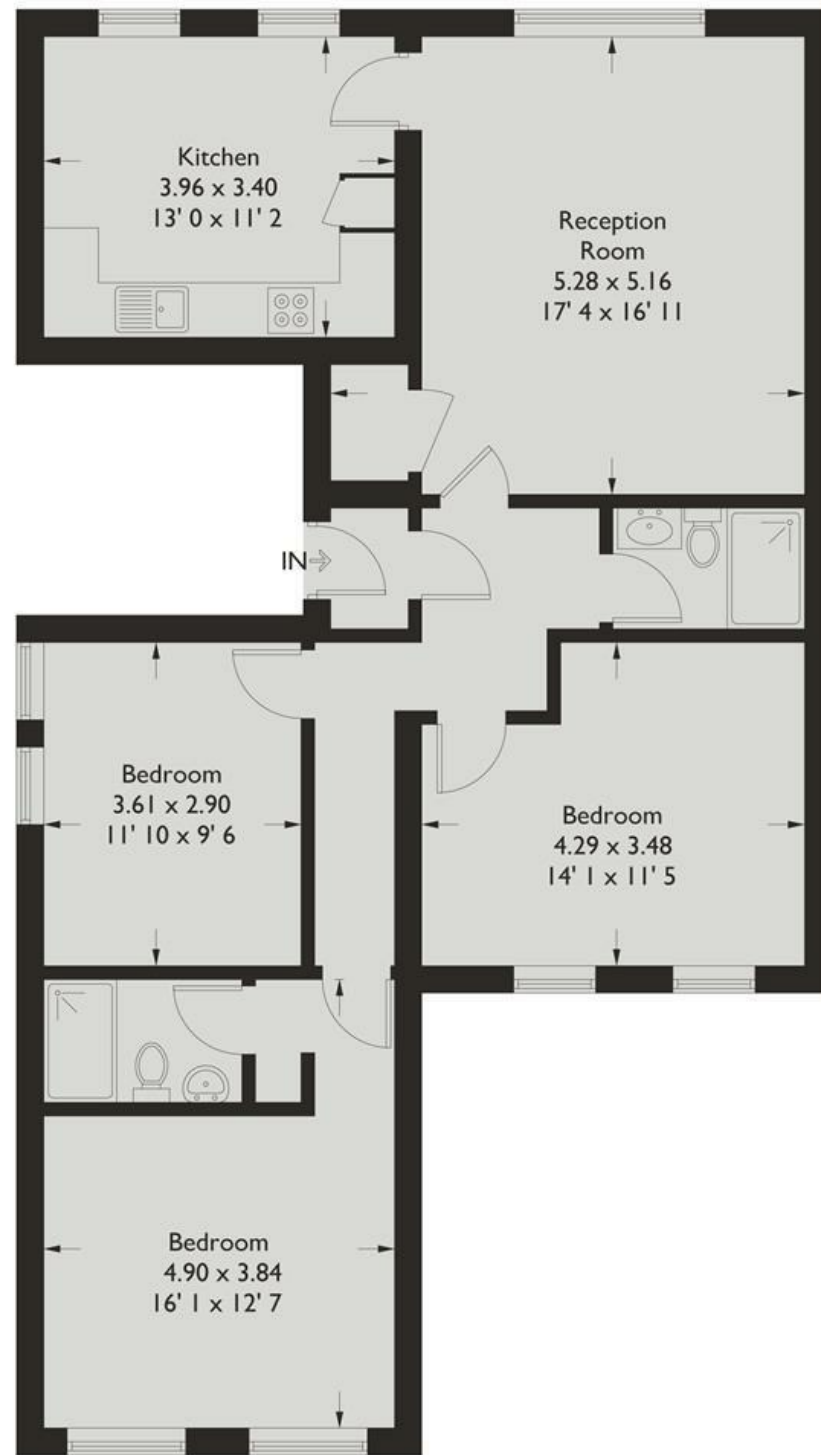




1047 SqFt Interior



First Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



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STAPLETON HALL ROAD

3 BEDROOM | 2 BATHROOM | FLAT



MATERIAL INFORMATION:

COUNCIL TAX BAND:

E
HARINGEY - STROUD GREEN
WARD

DEPOSIT AMOUNT:

£3,923*

CONTRACT TERM

12 MONTHS

*DEPOSIT AMOUNT WILL BE THE
EQUIVALENT TO 5 WEEKS RENT, IF THE RENT
AMOUNT IS RENEGOTIATED THEN THE
DEPOSIT WILL ADJUST ACCORDINGLY.

KEY FEATURES

- 3 DOUBLE BEDROOMS
- 2 BATHROOMS AND PRIVATE GARDEN
- UNFURNISHED
- AVAILABLE FROM 4TH JULY
- EPC RATING C
- 0.5 MILES FROM FINSBURY PARK STATION

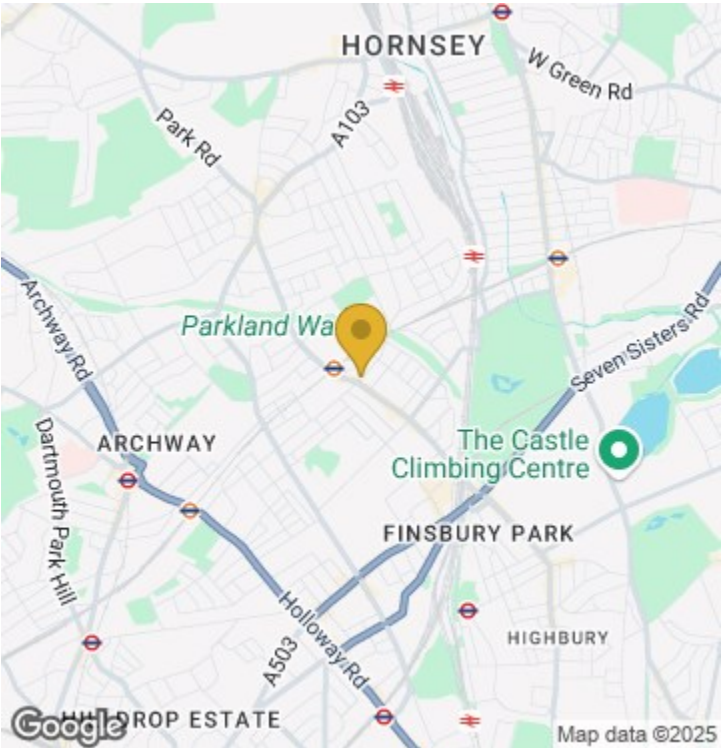
YOURS FOR
£3,400 PCM

Nestled along one of Finsbury Park's most covetable tree lined streets, you'll find this three bed Victorian conversion with a shared garden. A wealth of space and light reigns throughout this first floor abode, with contemporary neutral decor provides the perfect blank canvas.

Discover pale sable walls and rich laminate flooring in every room, illuminated via plentiful sash windows throughout. In the semi open plan reception area, a fireplace, original corning and a trio of sash windows await, with space for both lounge and dining furniture.

Through an open doorway you'll find the kitchen area, in contemporary design. Shades of chic slate grey cabinetry sings against marble effect worktops, subway splash back tiling and chrome fittings. Enjoy the washing machine, dishwasher and integrated double oven at convenient arm height.

VIEW MORE ON
OUR WEBSITE



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(82 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

- BEDROOMS: 3
- BATHROOMS: 2
- RECEPTIONS: 1

