

Flat 4, 31 Dagmar Road, London, N4 4NY

Asking Price £745,000

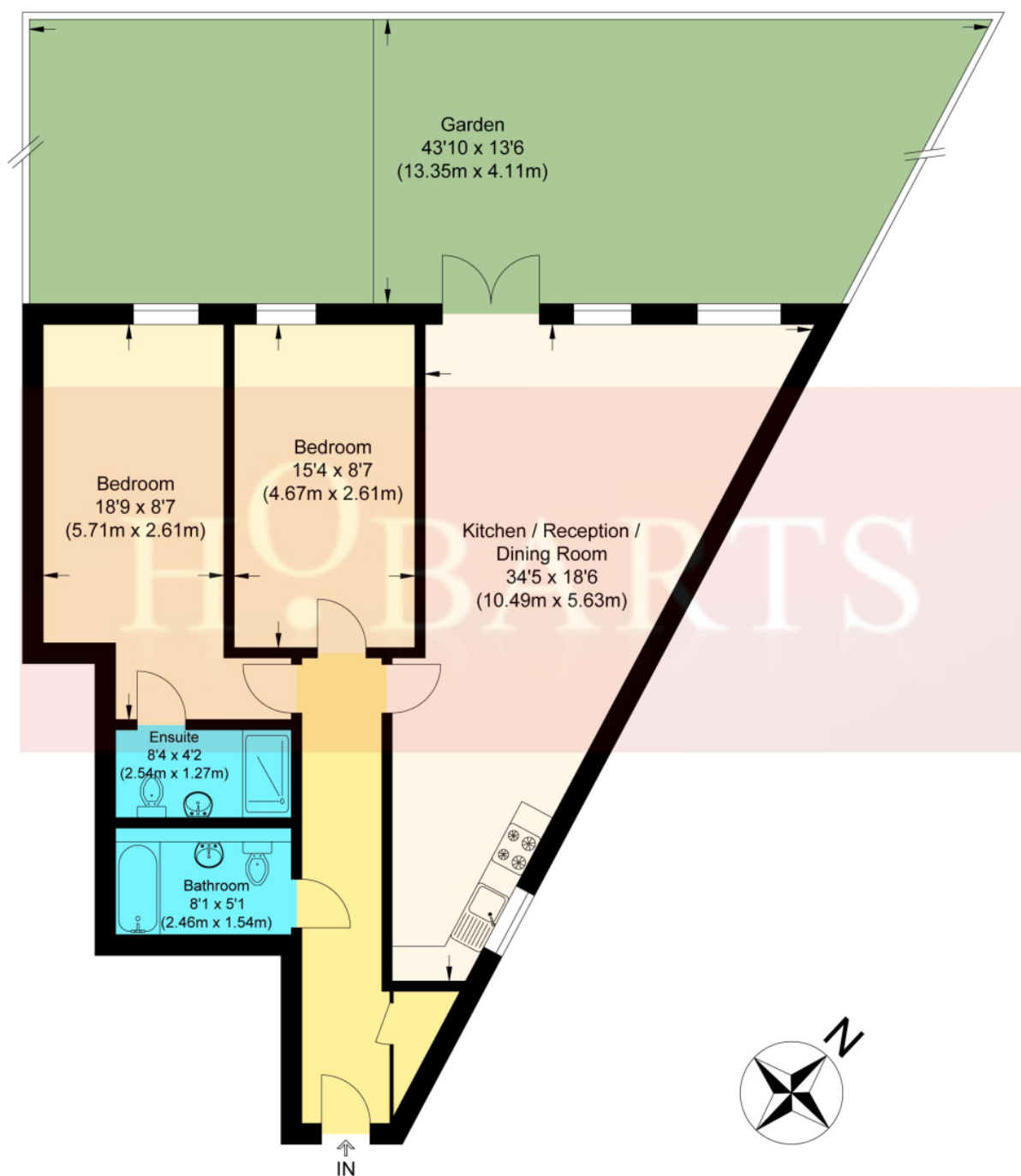
Hobarts Estate Agents are proud to present this exceptional 2-bedroom ground-floor flat with a private garden, nestled within an exclusive collection of luxury newly-built residences. Crafted to the highest standards, this elegant home showcases a bright and spacious open-plan living area, perfectly paired with a state-of-the-art, fully fitted kitchen—ideal for contemporary living and entertaining in style. The property features two generously proportioned double bedrooms, including a luxurious en-suite in the principal bedroom, as well as a sleek, modern main bathroom, blending comfort and sophistication seamlessly. With the added benefits of a long lease and a share of freehold, this property truly has it all. Don't miss the chance to make it yours!

Hobarts Estate Agents  
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- Private garden
- Energy efficient led lighting
- Audio-visual intercom entry system
- Double glazing
- Ground-floor flat
- Building under guarantee
- En-suite
- New Development
- Contemporary high spec bathrooms
- USB plug sockets
- Underfloor heating
- Council Tax TBC



**Ground Floor**

**Dagmar Road**

Approximate Gross Internal Floor Area : 78.70 sq m / 847.11 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.





Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>	81 B	81 B
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>		

**Tenure:**  
Share of Freehold

**Ground rent:**

**Service Charges:**

**Local Authority:**

**Viewings:**

Strictly by appointment via  
HOBARTS ESTATE AGENTS  
442083429000

**Contact:**

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rightmove

PrimeLocation.com

homes24.co.uk

Zoopla.co.uk

propertyfinder.com



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