



Leconfield Road

Newington Green, N5

Asking Price £1,100,000

An opportunity to acquire a mid-terrace Victorian Freehold with accommodation arranged over three levels, requiring top to toe refurbishment, situated next to Newington Green.

CHESTERTONS



Leconfield Road

Newington Green, N5

- Victorian mid terrace
- Freehold
- Garden
- Opportunity to create a dream family home
- Positioned moments from Newington Green
- Easy access to Canonbury (Overground)



An opportunity to acquire a mid-terrace Victorian Freehold with accommodation arranged over three levels, requiring top to toe refurbishment, situated next to Newington Green. Accommodation is well proportioned given the position of the house on the street, offering space that fans out and therefore feels larger than houses of its type. The ground floor is home to a traditional double reception space, with an additional reception on the lower level, kitchen which provides access to the garden and a bedroom. There are two further bedrooms on the top floor. Leconfield Road is a quiet residential street, perfectly located for local shops, cafes and restaurants situated nearby in Newington Green, Highbury Barn and Stoke Newington which are all well known for their village atmosphere can also be found locally and provides a selection of boutique shops and bars as well as theatres and a vibrant nightlife. The green spaces of Highbury Fields and Clissold Park are within close proximity. Transport across London is made easy with Overground links at nearby Canonbury, providing easy access to the City and East London, whilst Highbury and Islington (Victoria line) is the closest underground link. Numerous good bus routes can also be found nearby along

Tenure: Freehold

Local Authority: (1068) Islington Council

Council Tax Band: F

Chestertons Islington Sales

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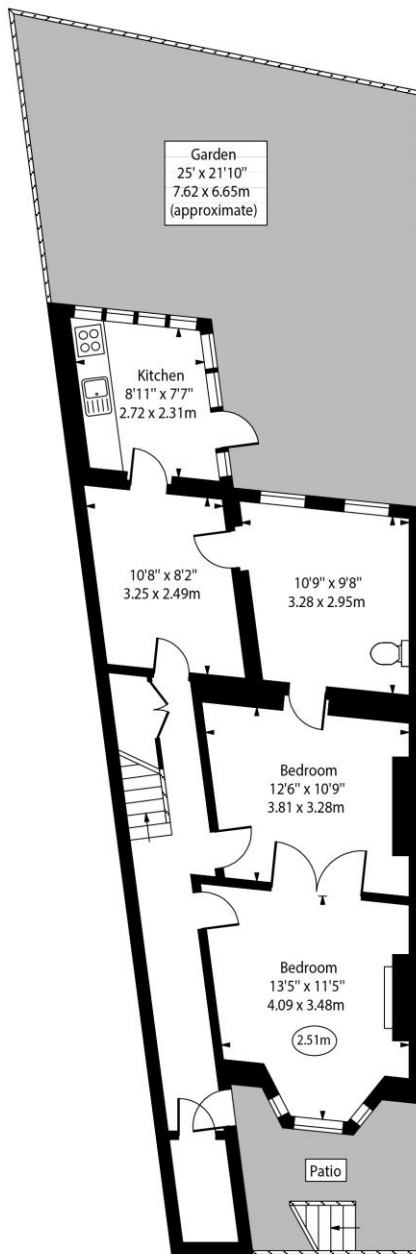
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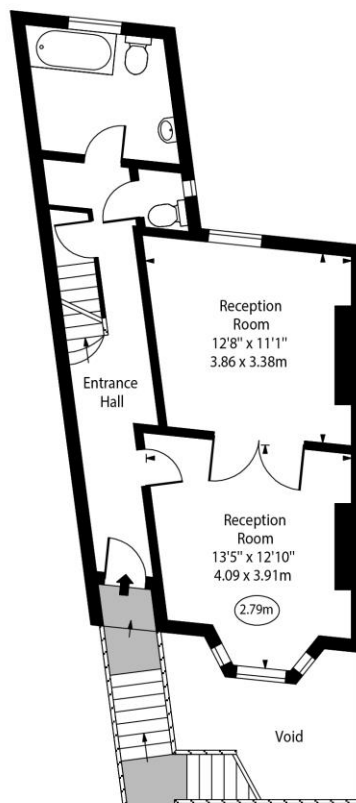
Leconfield Road,
Newington Green, N5



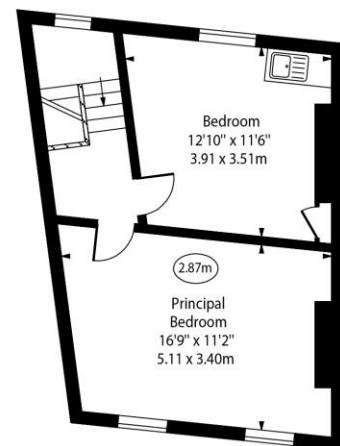
○ - Ceiling Height



Lower Ground Floor



Ground Floor



First Floor

Approx Gross Internal Area 1615 Sq Ft - 150.03 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.
www.goldlens.co.uk
Ref. No. 029780E

