

Highbury Quadrant, N5

Approx. Gross Internal Area 714 Sq Ft - 66.33 Sq M
Approx. Gross Balcony Area 50 Sq Ft - 4.65 Sq M



Ground Floor

Floor Area 714 Sq Ft - 66.33 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



£525,000 Leasehold

Nestled on the ground floor of a desirable well kept block, this exquisite three-bedroom apartment boasts timeless charm and is bathed in natural light. The spacious living area seamlessly extends to a private balcony and is complemented by an adjacent well-designed modern kitchen benefitting from ample storage and worktop space. All three bedrooms are sizeable, with abundant storage, and versatile enough to accommodate a home office making this residence an ideal choice for first-time buyers or a lucrative rental investment. Residents can also obtain easily accessible permit parking and secure bicycle storage. The property is offered to the market with no onward chain.

Situated a stone's throw from the renowned Highbury Barn, this apartment places you amid a plethora of gourmet delis, cafés, and wine shops. The verdant Clissold Park, just a 2-minute walk away, offers expansive greenery, tennis facilities, and jogging trails, leading to the bustling Stoke Newington Church Street, famed for its unique bars and restaurants. Leisure enthusiasts will appreciate the proximity to the famed Castle Climbing Wall and West Reservoir Centre's swimming and sailing activities. The locale is enriched with numerous top-rated nurseries, primary and secondary schools. Commuting is a breeze with excellent transport links via Finsbury Park, Highbury & Islington, Arsenal, and Canonbury stations, supplemented by a variety of bus routes.



- THREE BEDROOMS
- PRIVATE BALCONY
- EXCELLENT LOCATION
- CLOSE TO AMENITIES

- NO ONWARD CHAIN
- IDEAL FIRST TIME BUY
- CLOSE TO CLISSOLD PARK

