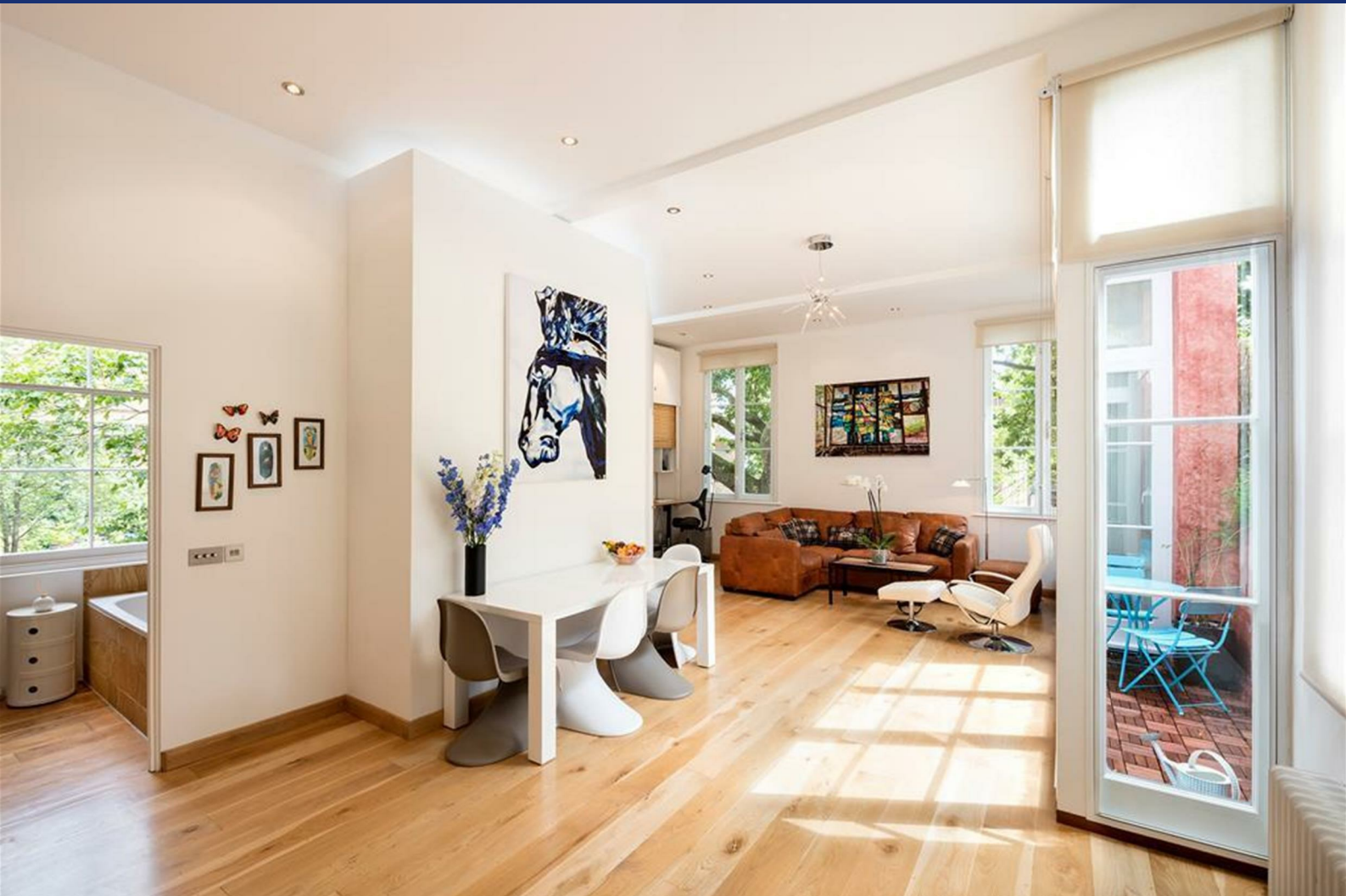


# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Hoxton Street

London, N1 6LR

£2,750 Per Calendar Month

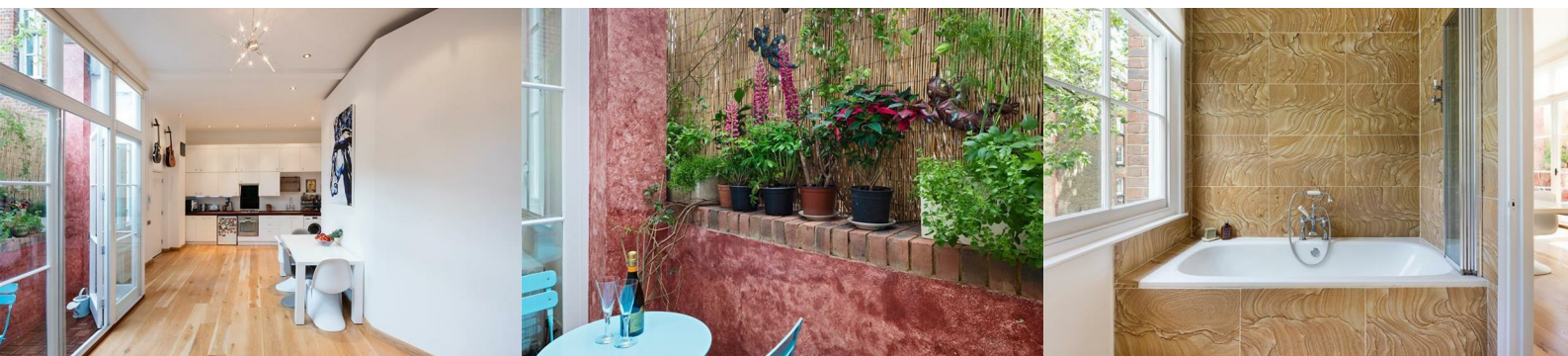


This unique One-bedroom Victorian school conversion is located on Hoxton Street. The apartment boasts high ceilings throughout, sash windows, contemporary bathroom, wooden flooring, private patio & open plan kitchen dinner.

Built circa 1880, the building was converted into residential in the late 1990's. In an era where outdoor space within historical conversions in Shoreditch is becoming increasingly rare, this true gem of an apartment offers both.

The property is situated just off Hoxton Square at the lower end of Hoxton Street, a pocket of Shoreditch which is a real hotspot with its mix of boutiques shops, restaurants, bars, and the imminent arrival of a new farmers market – the Broadway Market of Shoreditch.

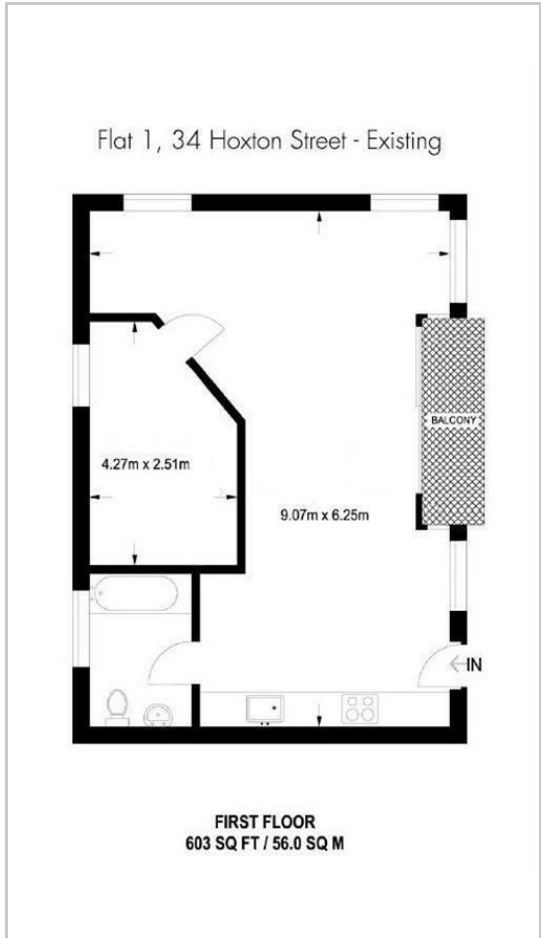
Old Street Station is around the corner, Liverpool St station and the East London overground are all close by along with multiple bus routes connecting the rest of London.



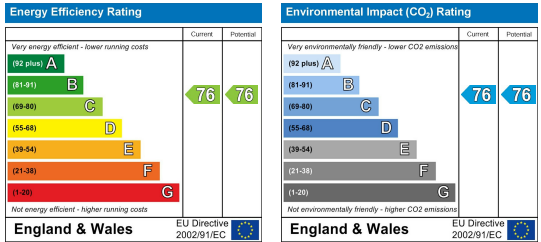
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.