



## Provost Estate, , London, N1 7RB

- One Bedroom Aptment
- Private Balcony
- Centrally Located
- Fourth Floor
- Bright Interior
- Chain Free

**£375,000**



# Provost Estate, , London, N1 7RB

## DESCRIPTION

A bright and well-presented one-bedroom apartment situated on the fourth floor of a well-maintained purpose-built block in the heart of Shoreditch.

This charming property boasts well-proportioned rooms, excellent natural light, and wooden floors throughout. The spacious living area opens onto a private balcony, offering fantastic city views and the perfect spot to unwind. The separate kitchen is well-equipped, while the generously sized bedroom provides a comfortable retreat.

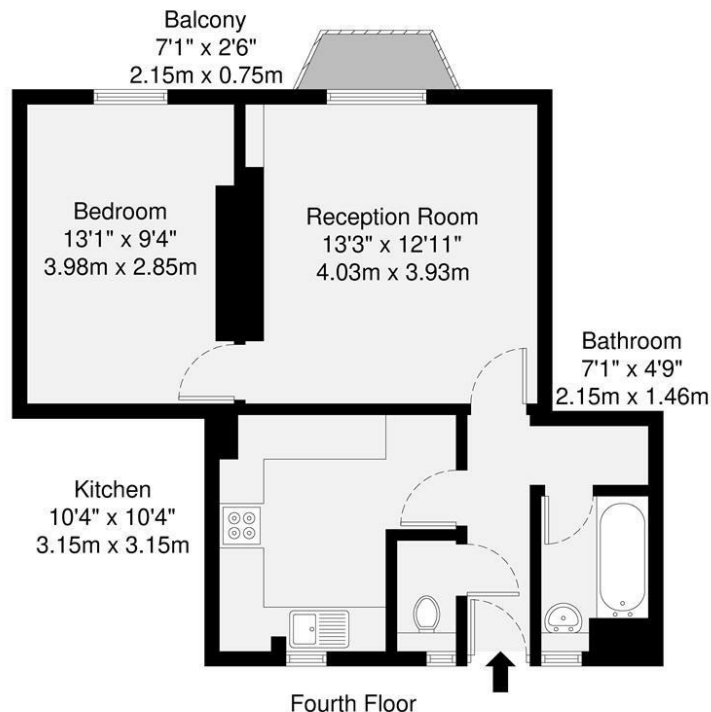
Located in a convenient and vibrant area, the flat benefits from excellent transport links, with Old Street and Angel stations within easy reach. A fantastic opportunity for first-time buyers or investors alike. Early viewing is highly recommended!











GROSS INTERNAL AREA (GIA) The footprint of the property 46.9 sq m / 504 sq ft	TOTAL STORAGE SPACE Storage and accessible total area 0.0 sq m / 0.0 sq ft	EXTERNAL FEATURES Closets, Balcony, Terrace, Verandah etc. 1.6 sq m / 17 sq ft	RESTRICTED HEAD HEIGHT Limited use areas under 1.5m 0.0 sq m / 0.0 sq ft
---	--	--	--

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison  
VUE

### Viewings

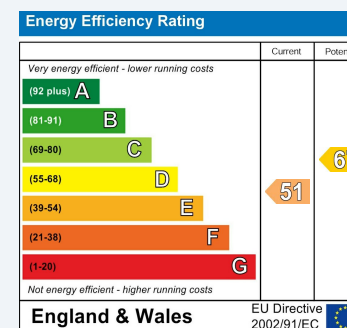
Please contact [shoreditch@hunters.com](mailto:shoreditch@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.