



SOTHEBY ROAD

Highbury N5



A BEAUTIFULLY PRESENTED HOME WITH PERIOD CHARM

A beautifully presented five bedroom Victorian house spanning just under 2,500 sq ft across four storeys, situated on the sought-after Sotheby Road.



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Local Authority: London Borough of Islington

Council Tax band: G

Tenure: Freehold

Guide Price: £3,000,000



SOTHEBY ROAD HIGHBURY N5

This elegant home combines period charm with modern living, offering generous living space and a private garden.

The lower ground floor features a well-appointed guest room with an en suite bathroom and ample storage. The utility room is also conveniently located on this floor.

On the ground floor, you are welcomed by an impressive double reception room with wooden flooring, high ceilings, original fireplaces, and intricate cornicing.







The space flows seamlessly into a large, modern kitchen diner, which has been extended to create a bright and airy space with doors opening on to a private, well-maintained south-facing garden.

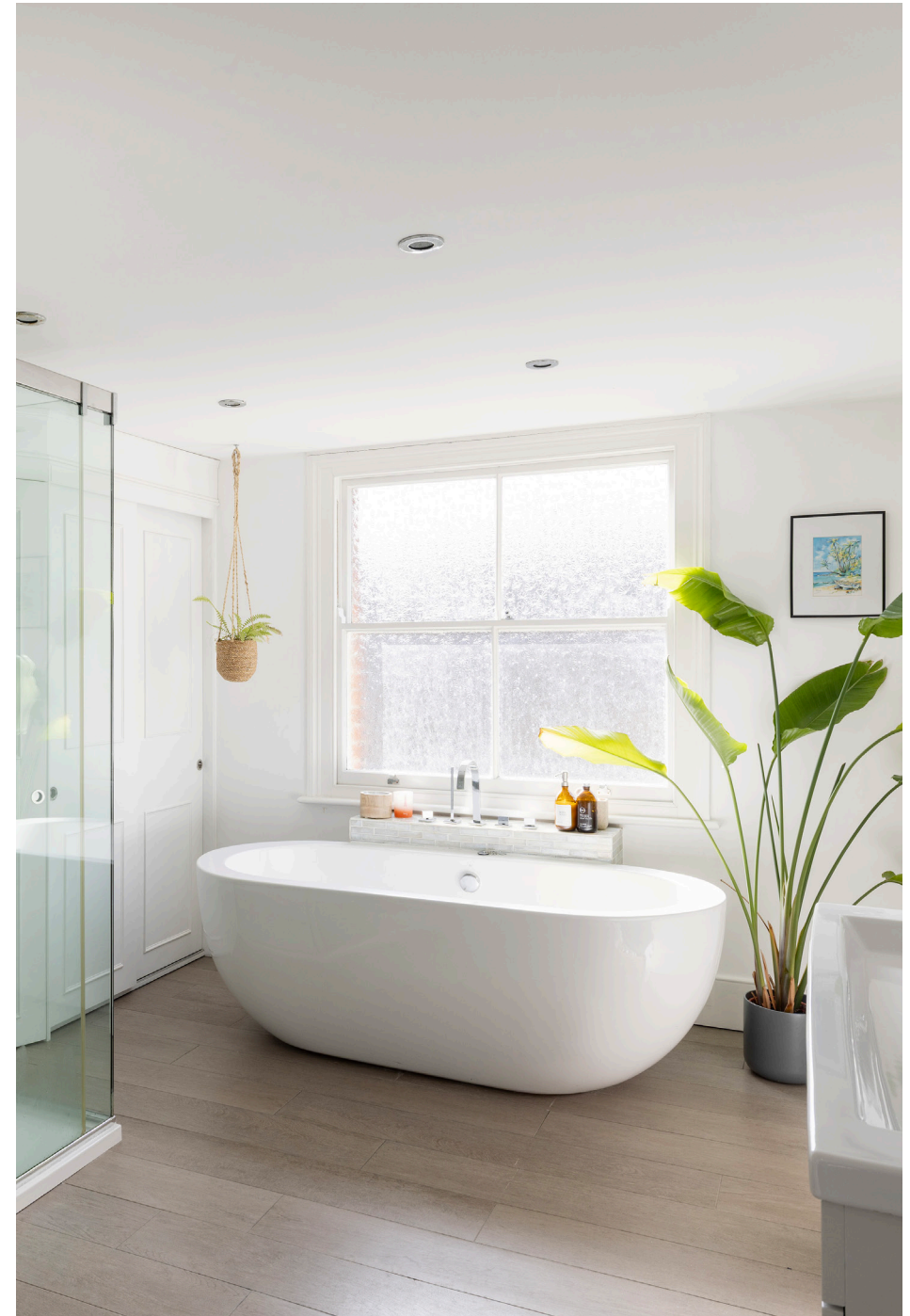
The first floor hosts the principal bedroom, complete with fitted wardrobes and a charming bay window. Two further bedrooms and a stylish family bathroom complete this level.

The top floor offers a spacious bedroom in the extended loft and a large, contemporary family bathroom.



LOCATION

Sotheby Road is one of Highbury's more popular streets. Red brick late Victorian architecture is flanked by mature greenery, and the street itself is a no through road. Clissold Park and Highbury Fields are both within easy walking distance. The eclectic shops, delis and eateries of Highbury Barn are nearby including Godfrey's butchers, La Fromagerie, and Bournes Fishmongers. Transport links are ideal with great access to Victoria, Piccadilly and Overground lines









(Including Eaves / Excluding Voids)
Approximate Gross Internal Area = 229.6 sq m / 2471 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



We would be delighted
to tell you more.

Sebastian Toy
+44 203 657 7348
sebastian.toy@knightfrank.com

Knight Frank Islington
321-322 Upper Street
N1 2XQ

knightfrank.co.uk

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