



CROSSLEY STREET

Islington N7



AN IMPRESSIVE PERIOD HOME IN THE HEART OF ISLINGTON.

This elegant property opens with a beautiful open-plan kitchen and dining area, featuring high ceilings, a charming bay window, a characterful fireplace and restored wooden flooring.



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Local Authority: London Borough of Islington

Council Tax band: G

Tenure: Freehold

Guide price: £1,850,000



CROSSLEY STREET ISLINGTON N7

This elegant property opens with a beautiful open-plan kitchen and dining area, featuring high ceilings, a charming bay window, a characterful fireplace and restored wooden flooring. The ground floor also offers a practical laundry/boot room complete with a walk-in shower and WC, with direct access to a well-maintained private patio.







Upstairs, a generously sized sitting room enjoys an abundance of natural light through two double-glazed sash windows and features a working fireplace. A versatile fourth bedroom, currently used as a study, and a stylish family bathroom with a separate bathtub and walk-in shower complete this floor.

The top floor hosts three spacious double bedrooms and a separate WC. The principal bedroom is particularly striking, benefiting from extensive built-in wardrobes, two sash windows, and continued high ceilings, creating a bright and airy retreat. The two bedrooms on this floor also benefit from uninterrupted views of the park opposite.

This exceptional home blends modern comfort with beautiful period features, offering a rare opportunity to own a thoughtfully updated property in one of Islington's most desirable locations.



LOCATION

Crossley Street is ideally located just 0.4 miles from Highbury and Islington station (Victoria Line/Overground/National Rail), offering multiple links across London. Islington is just one stop to Kings Cross, the transport hub on London with links outside of London and Europe with the Eurostar.

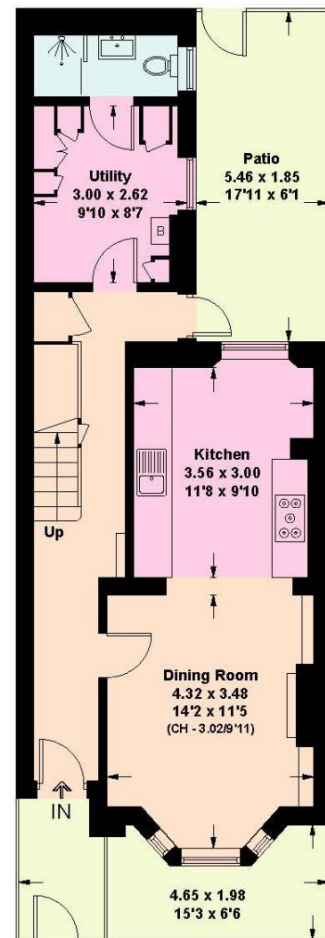
The hustle and bustle of Upper Street, with its ever-growing popularity of restaurants, shops, cafes and gastro pubs, is also just 0.4 miles from the house.

For more greenery, Paradise Park is opposite, home to Islington's little city farm.

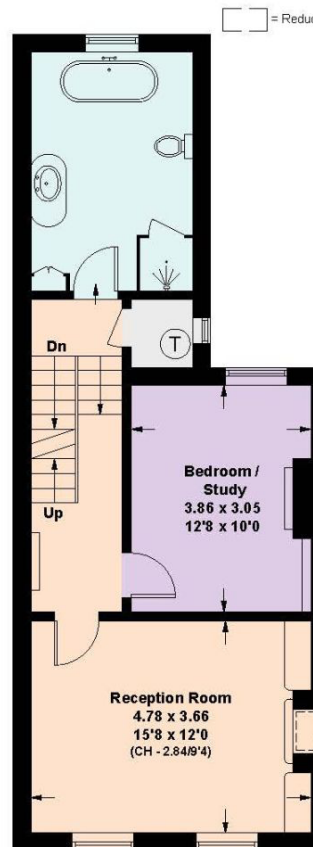




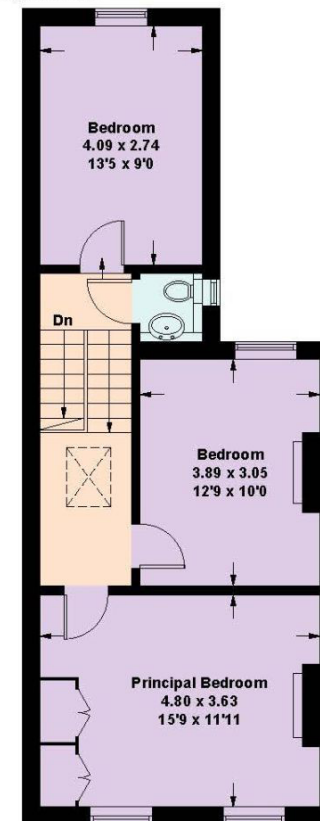




Ground Floor



First Floor



Second Floor

□ = Reduced head height below 1.5m

(Excluding Limited Use Area = 1.2 sq m / 13 sq ft)
Approximate Gross Internal Area = 154.7 sq m / 1665 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.

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