



Mount View Road, N4 4SS

Guide Price £650,000
Leasehold



Mount View Road N4

Introducing this spacious two-bedroom ground floor flat with a large, private garden located on a quiet, residential road on the Crouch End borders.

Set within a charming period conversion, accessed via a well-maintained communal hallway and offering an impressive 955 SQ FT/ 88.7 SQ.M of internal space.

Off the entrance hallway, you'll find a cozy bedroom with enough room for a double bed and wardrobes. Next door, a large eat-in kitchen, equipped with a range of wall and base units, providing an abundance of storage space for all your culinary needs. It is also fitted with a hob, oven, a freestanding fridge/freezer and dishwasher, ensuring convenience and functionality.

A pony wall divides the kitchen and dining areas, there's ample room for a spacious dining table - ideal for hosting gatherings with friends and family. Skylights bathe the room in natural light, creating a bright and airy atmosphere as French doors lead out into a large, private garden. A beautifully open space, providing a perfect blank canvas for avid gardeners to transform into a green and leafy oasis.

Back inside, the dining area seamlessly connects to the spacious living room; wooden flooring, bespoke shelving in the alcoves and a decorative picture rail add a touch of period charm.

A short corridor leads to a tastefully designed three-piece bathroom suite, featuring a shower/bath combination, a low-level WC, and a hand wash basin with vanity unit, additional built-in shelving provide further storage.

Next door, the main bedroom; a generously sized double benefitting from two beautiful sash windows adorned with frosted and decoratively stained glass, ensuring privacy and fantastic natural light.

The flat also offers access to a sizable basement, with plumbing for a laundry room and providing fantastic additional storage or space for a work station.

Located in one of the area's most desirable residential roads, a leafy street amidst attractive architecture and set between Stroud Green's and Crouch End's abundance of cafés, restaurants, and local shopping amenities. Conveniently placed to take advantage of the transport links at Harringay station, various bus routes and Finsbury Park station (Piccadilly & Victoria lines, National Rail & Thameslink services). For those who enjoy the outdoors, the nature reserve Parkland Walk is only a short stroll away.

Chain free sale | Large, private garden | Two double bedrooms | Large eat-in kitchen/dining room | Separate reception room | Three-piece bathroom suite | Versatile basement space | 955 SQ FT/ 88.7 SQ.M | Sought after location close to transport links & amenities |

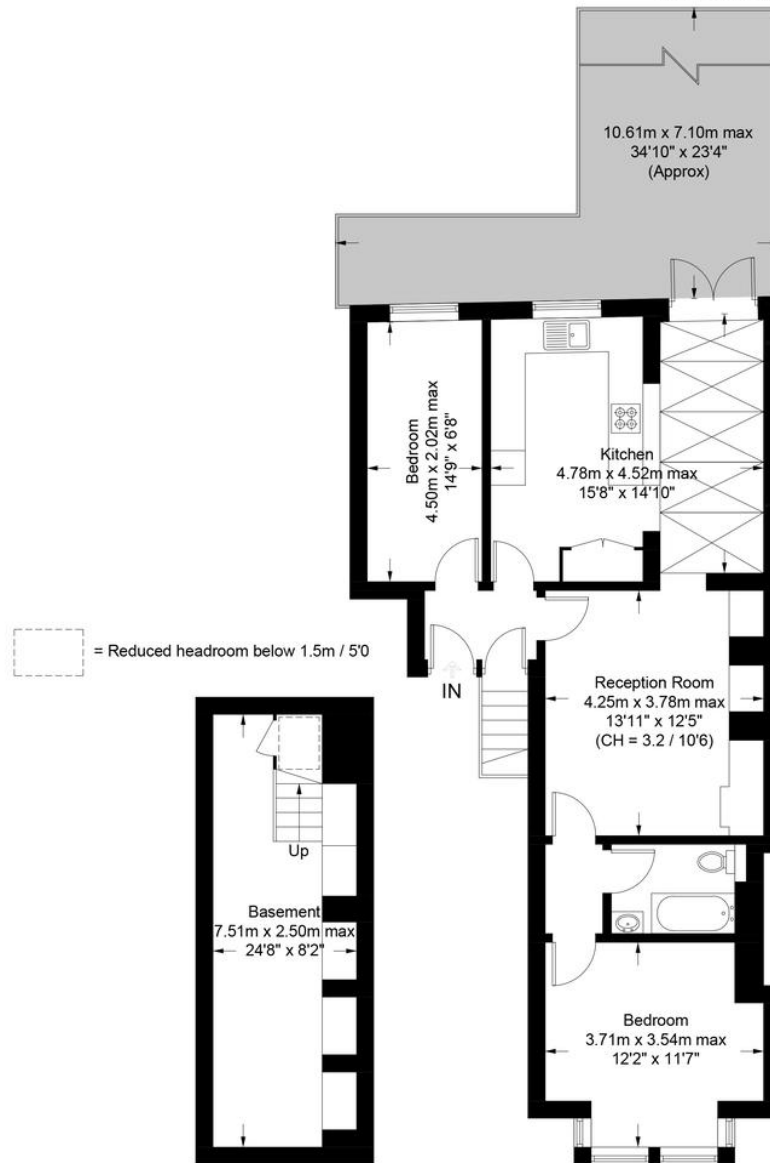






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Approximate Gross Internal Area = 752 sq ft / 69.9 sq m
 Basement = 194 sq ft / 18.0 sq m
 Reduced Headroom = 9 sq ft / 0.8 sq m
 Total = 955 sq ft / 88.7 sq m



Basement

Ground Floor

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. (ID1031240)

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

Agent's Note:

Whilst Care has been exercised in the preparation of these sales particulars, statements about the property must not be relied upon as representations of statements or fact. Prospective purchasers must make and rely upon their own enquiries and those of professional representatives. The company accept not liability for any error contained in these particulars.

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