



Saxon Chase, N8 9EQ

Guide Price £550,000
Leasehold



Saxon Chase N8

We're delighted to present this beautiful, modern two-bedroom flat offering the perfect blend of contemporary living and tranquillity, located on sought after Crouch Hill.

Arranged over the second floor and offering 595 SQ FT/ 55.3 SQ M of internal living space, the flat opens up into a central hallway providing access to all rooms and benefitting from two storage cupboards.

The heart of this home is the stylish open-plan reception and kitchen, the spacious layout enhances the sense of space and light whilst providing easy division between dining and relaxing. The kitchen features a range of wall and base units providing ample storage and space for essential appliances, bespoke shelving and storage in the alcoves add to the sleek aesthetic and add a touch of practicality.

The reception room also provides access to the south-east facing balcony, a beautiful space to enjoy all day sun and city views.

Next door, a smart three-piece bathroom suite with shower/bath combination, sink with vanity storage, low level WC and large heated towel rail.

The main bedroom offers a spacious retreat comfortably fitting a double bed and benefitting from a large window providing leafy views and plenty of natural light, built-in wardrobes offer further storage. The second bedroom provides a versatile space to use as guest room, nursery or working from homes space.

Residents also benefit from on-site amenities including a secure bike storage, well-maintained communal gardens and secure, allocated parking.

Located just off Dickenson Road in a quiet cul-de-sac, perfectly positioned to take full advantage of the excellent array of local bars, restaurants, and shopping amenities at both Crouch End and Stroud Green, as well as the transport links at Finsbury Park station (Victoria & Piccadilly lines, National Rail & Thameslink services), Haringey Station, Crouch Hill Overground, and various bus routes.

Nature enthusiast will appreciate the popular Parkland Walk nature reserve, which is only a couple of minutes' walk away, perfect for dog walking, jogging, or an enjoyable stroll.

Two bedrooms | Modern development | South-east facing balcony | Open-plan kitchen reception room | Quiet, yet convenient location | 595 SQ FT/ 55.3 SQ M | Communal gardens | Secure, allocated parking | Bike storage |

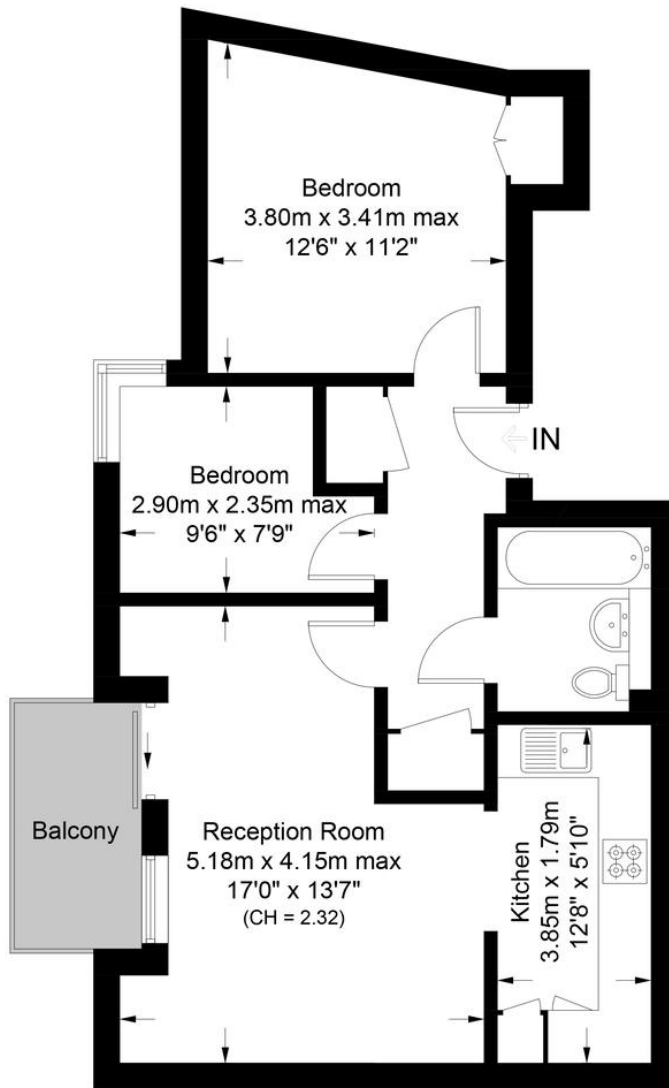






Saxon Chase, N8

Approximate Gross Internal Area = 595 sq ft / 55.3 sq m



Second 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. (ID1089329)



Certified Property Measurer



DAVID ANDREW

your most valuable asset

Archway Office

671 Holloway Road
London, N19 5SE

T (0)20 7619 3750

Highbury Office

90 Highbury Park
London N5 2XE

T (0)20 7354 9111

Stroud Green Office

167 Stroud Green Road
London N4 3PZ

T (0)20 7281 2000

General Contact

E info@davidandrew.co.uk

W www.davidandrew.co.uk

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	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.

