

OCKENDON ROAD  
ISLINGTON, N1

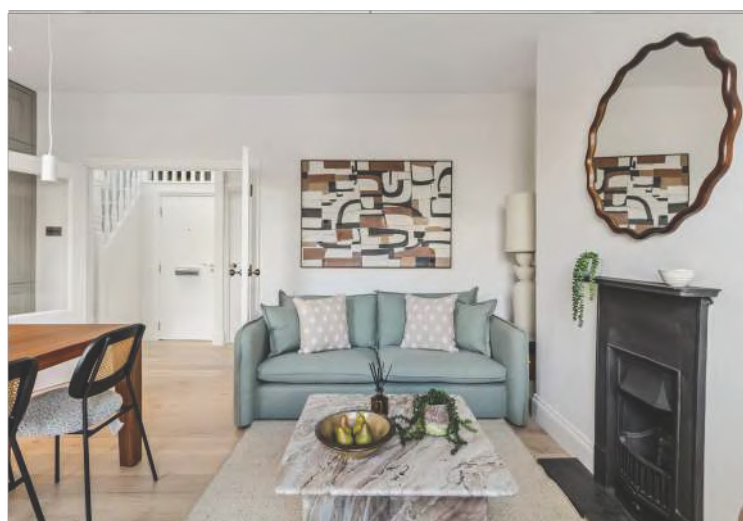






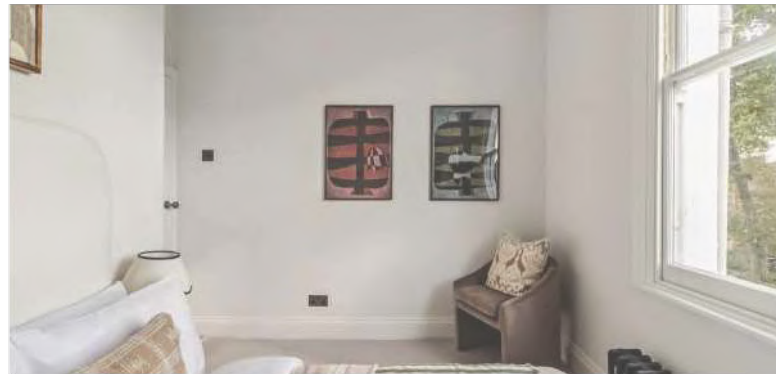
A newly refurbished one bed in the heart of De Beauvoir. Comprising a bright open plan living room/kitchen with built in appliances, a double bedroom with south facing views over the neighbouring gardens and a well appointed bathroom with shower over the bath. There is an additional area which could be used as a study or walk in wardrobe/storage. The apartment benefits from modern fixtures and fittings and also built in storage.

The property is ideally located just a short walk from Upper Street, home to a vibrant selection of bars, restaurants, and delicatessens. Right on your doorstep, De Beauvoir offers a fantastic range of local favourites, including the De Beauvoir Deli, The De Beauvoir Arms, The Baring, Sweet Thursday and The Scolt Head. Regent's Canal, London Fields and Broadway Market are also easily accessible on foot. Excellent transport links include frequent bus services to the City from Southgate Road and to the West End via Essex Road, while Haggerston Station (London Overground) is just a short stroll away.



- Newly refurbished one bed
- Heart of De Beauvoir
- 0.5 miles to Canonbury overground
- 0.8 miles to Dalston overground





APPROXIMATE GROSS INTERNAL AREA

423 sq ft / 39.3 sq m

REDUCED HEADROOM = 30 sq ft / 2.8 sq m

TOTAL = 453 sq ft / 42.1 sq m



ASKING PRICE

£500,000

TENURE

Leasehold- 125 years from  
January 2025

SERVICE CHARGE

£1,376.40 Per Annum

EPC

F

COUNCIL TAX BAND

D

LOCAL AUTHORITY

Islington

**Maskells**

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We wish to advise prospective purchasers that we have prepared these sales particulars as a rough guide. We have not carried out a detailed survey or tested the services, appliances or specific fittings. Measurements are approximate.