

Percy Circus
Islington, WC1X

Dexters



About the property

An impressive five storey 1830's townhouse immaculately presented with superb attention to detail. This family home has an 80ft garden, four generous bedrooms, three bathrooms and four formal and informal reception rooms. The lower ground has a refurbished kitchen leading to the dining space and south west facing garden. There is a guest bedroom and large bathroom with egg style bath and separate shower, perfect for older children, guests or an Au Pair.

The ground and first floor houses the main living space with four reception rooms with feature fire places, 10 ft ceilings, coving and bespoke shutters. The formal dining space catches the morning sun with the rear reception rooms overlooking the manicured garden. There is also a utility and cloakroom between the floors.

The second floor of the home is where the principal suite is located, which benefits from a walk-in closet and en suite bathroom with freestanding bath and shower.

In addition, this floor has a decked area, an amazing space to seat four to six and enjoy views of central London in the distance.

The top floor of the property has access to loft storage, two large rooms, one being a bedroom and the other currently set up as a home office. Between these two rooms is a brand new family bathroom with a double sink and luxurious shower.

The area is remarkable for its transport connections. St Pancras International has the Eurostar link to continental Europe whilst King's Cross, has main line connections to the north. The redeveloped Farringdon Station has the new Elizabeth Line with a fast link to Heathrow airport and Thames Link to Gatwick and Luton.





TOTAL APPROX. FLOOR AREA 2,728 SQ. FT (253.48 SQ. M)
TERRACE APPROX. AREA 103 SQ. FT (9.57 SQ. M)

Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



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