

# HUNTERS®

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**Mildmay Grove South, London, N1**

**Offers In Excess Of £500,000**

**Property Images**

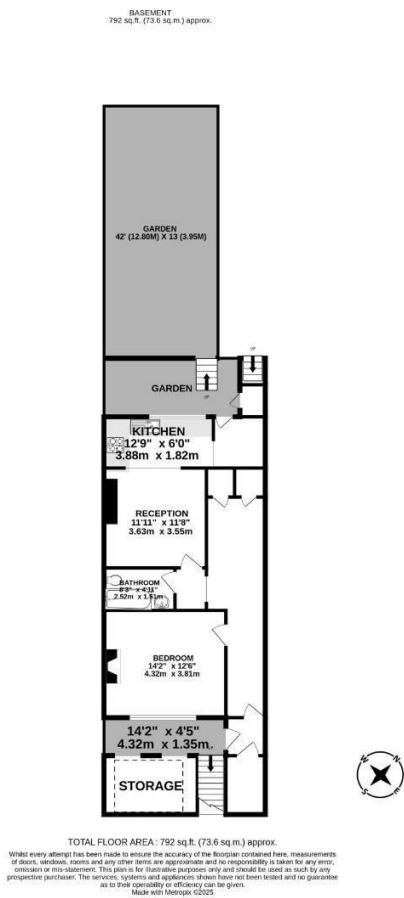


## Property Images

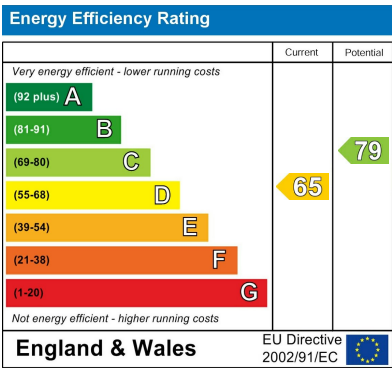




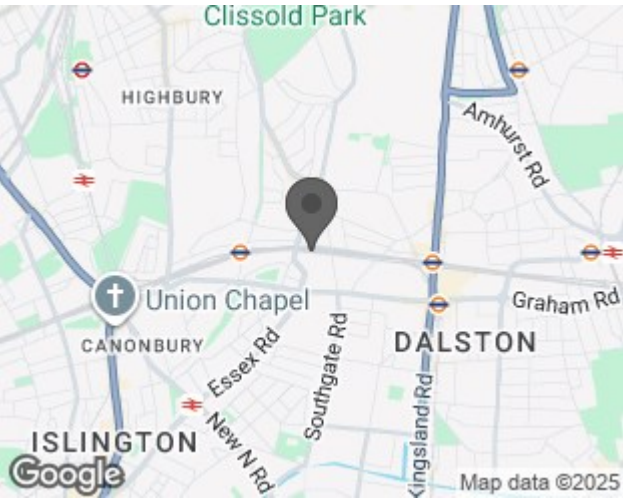
Floorplan



EPC



Map



Details

Type: Flat - Conversion    Beds: 1    Bathrooms: 1    Receptions: 1    Tenure: Share of Freehold

## Summary

Available chain free, this spacious one bedroom period conversion with a private garden is set within an attractive period terrace on Mildmay Grove South, N1.

Occupying the lower ground floor, the property offers well-proportioned accommodation extending to over 790 sq. ft (approximately 73 sq. m). The layout comprises a reception room leading to a modern fitted kitchen with direct access to the garden, a generous double bedroom, a modern bathroom and ample storage throughout.

The flat benefits from a share of freehold, a private garden extending to approximately 42 ft (12.8m), and the potential to extend, subject to the usual consents. Planning permission for a generous extension was previously granted but has since lapsed, offering an exciting opportunity for future development."

Mildmay Grove South is a quiet residential street in the borough of Islington, ideally positioned for the amenities of Newington Green, Dalston and Canonbury. Excellent transport links include Canonbury Station (Overground), Dalston Kingsland & Junction Stations (Overground), along with numerous bus routes providing quick access to the City and West End.

## Features

- Chain free • Share of freehold • One bedroom • Period conversion • Private garden • Close to transport links