



Ruskin Court, Charles Street, N19

Guide Price **£375,000**

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ANDREW**

your
most
valuable
asset

Ruskin Court, London N19 3FB

David Andrew is proud to present this spacious and modern apartment, set in a boutique low rise development full of like minded owners. The property itself has a large balcony with access from reception and the bedroom, wooden floors throughout, quality finishes and fittings, not to mention a spacious floorplan with good sized rooms and plenty of storage. Ruskin Court also offers secure bike storage for residents and lift access makes this property ideal for anyone with mobility issues. This flat is being sold with vacant possession and no onward chain.

Charles Street is a quiet residential street within walking distance of Crouch End and Finsbury Park. Archway underground station (Northern Line) and the Upper Holloway overground station are both within easy reach and the flat is serviced by good bus routes from Hornsey Road and Holloway Road. Hornsey Road also offers a variety of local shops, bars, restaurants and other amenities.

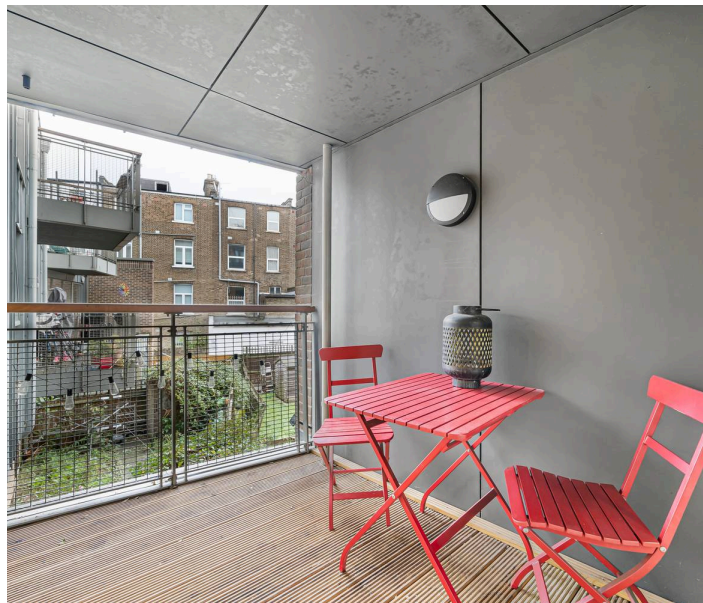
Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- 583 sqft / 54.2 sqm
- EPC B
- Open plan kitchen / reception
- Lift access
- Chain free
- Double glazed throughout
- One double bedroom
- Private covered balcony



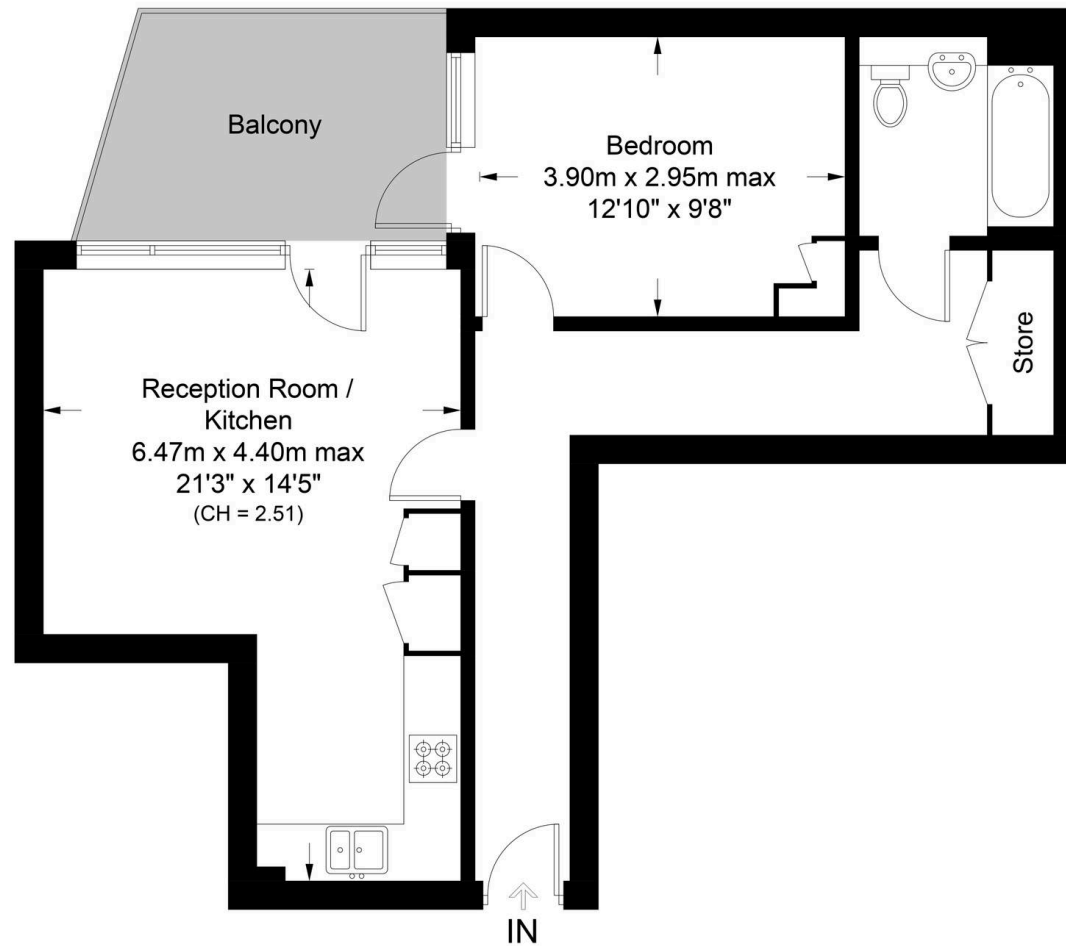




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Approximate Gross Internal Area = 583 sq ft / 54.2 sq m

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First Floor

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

Finsbury Park Office

167 Stroud Green Road
London, N4 3PZ

T (0)20 7281 2000

Property Management Office

235 Blackstock Road
London, N5 2LL

T (0)20 7354 9222

scan to book
a viewing



**Certified
Property
Measurer**

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. (ID1149950)

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as been exercised in the
of these particulars,
but the property must not be
as representations of
fact. Prospective applicants
and rely upon their own
those of professional
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