# Flat 6, Elizabeth Kenny House Grange Grove, London, N1 2LU

£465,000

Alwyne Estates 286 St Pauls Road, London, N1 2LH
02073593191

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alwyne.co.uk

# Elizabeth Kenny House Grange Grove, London N1 2LU

A fantastic opportunity for first time buyers and investors, this spacious two bedroom, purpose-built ground floor flat is offered chain free and is ideally located in this popular and well-connected area.

The property comprises two bedrooms, a living room with access to a balcony, separate kitchen, bathroom and additional WC.

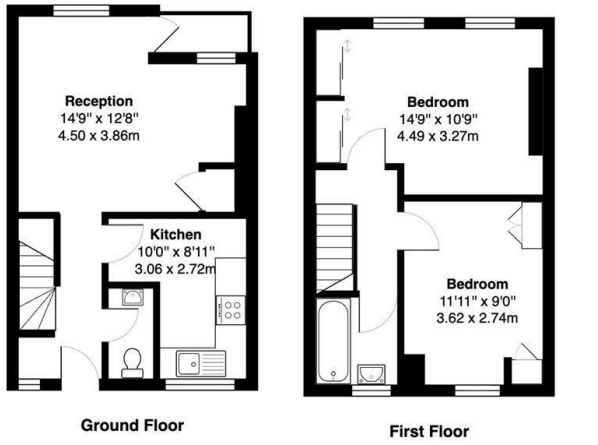
Situated at the junction of St Paul's Road and Grange Grove, the property is just a short walk from Highbury & Islington transport hub, offering excellent transport links across London. A fantastic selection of local shops, bars, restaurants and amenities are also close by.

Leasehold

Service Charge £tbc

2 1 1 C

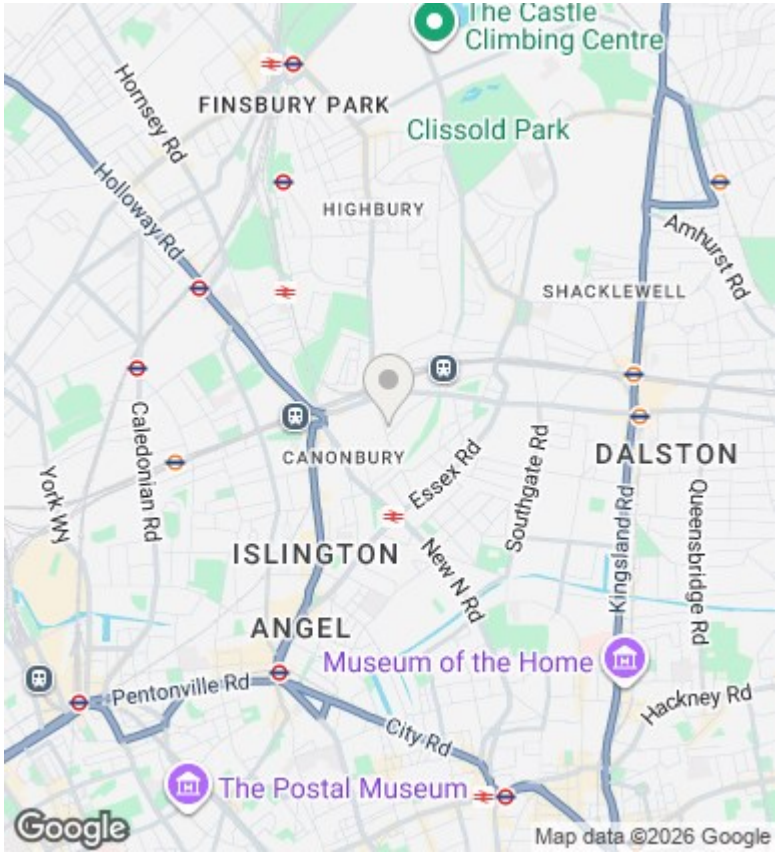
Council Tax Band: C




Elizabeth Kenny House ,St Pauls Road N1

Total Gross Area: 672 ft² ... 62.5 m²

All measurements are approximate and for identification guideline purposes only, not to scale.
Compliant with the RICS code of measuring practice



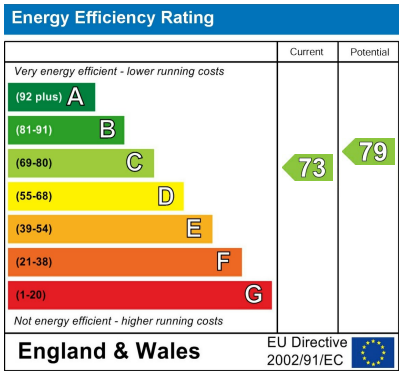

## Directions

## Viewings

Viewings by arrangement only. Call 02073593191 to make an appointment.

## Council Tax Band

C

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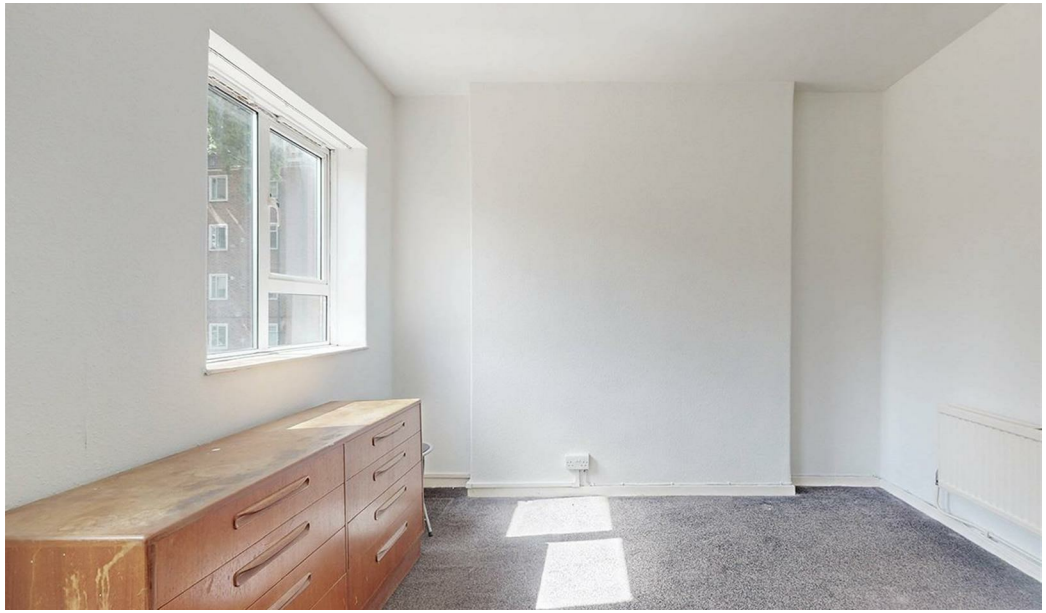
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