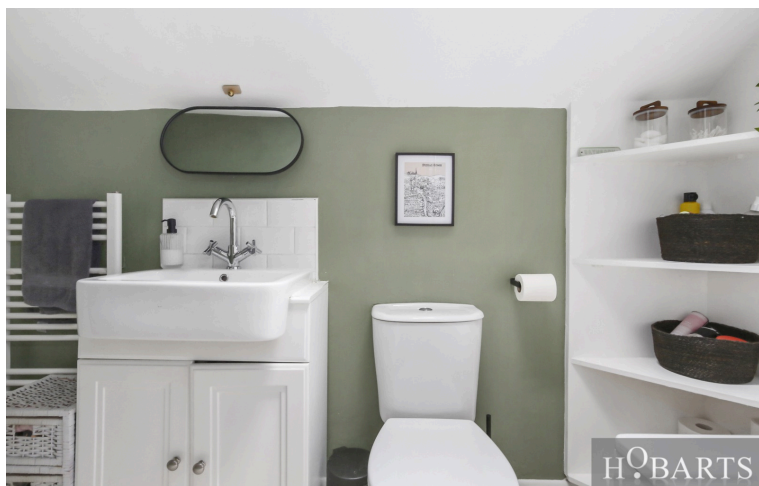


Stapleton Hall Road, London, Stroud Green, N4 4QJ

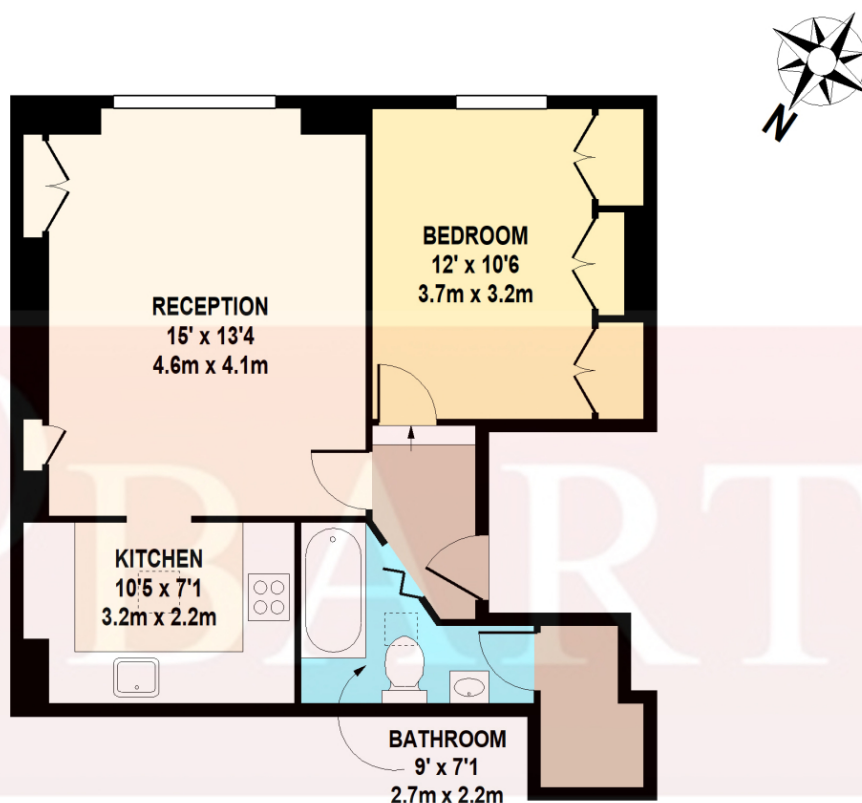
Asking Price £420,000

Top-floor one-bedroom flat in a charming Victorian house, flooded with natural light from recently replaced windows. The property offers a double bedroom, spacious reception, fully fitted kitchen and bathroom with shower. Handy loft storage runs the length of the flat, accessed via a large bathroom cupboard. Set on a quiet, well-kept road in Stroud Green, with excellent transport links to Harringay, Crouch Hill, Harringay Green Lanes, and Finsbury Park stations. Nearby green spaces include Finsbury Park and the Parkland Walk. Perfect for first-time buyers or investors.

Hobarts Estate Agents
23 Ferme Park Road, Stroud Green, London, N4 4DS
stroudgreen@hobarts.co.uk
www.hobarts.co.uk
442083429000



- Top-floor one-bedroom flat
- Double bedroom, spacious reception
- Loft storage along the flat
- Excellent transport links
- Perfect for first-time buyers or investors
- Lots of natural light, new windows
- Fitted kitchen
- Quiet Stroud Green street
- Near Finsbury Park and Parkland Walk



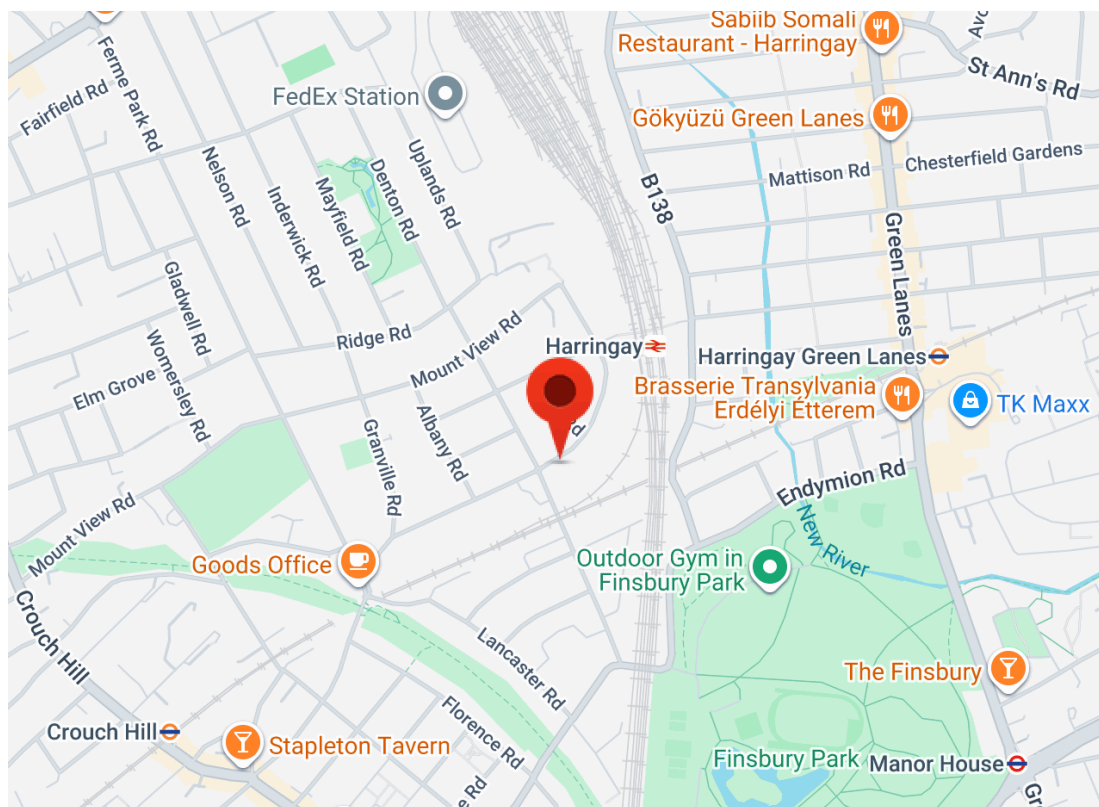
SECOND FLOOR

STAPLETON HALL ROAD
TOTAL APPROX. FLOOR AREA 495 SQ.FT. (46 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.

This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	63 D	63 D
39-54	E		
21-38	F		
1-20	G		

Tenure:
Share of Freehold

Ground rent:

Service Charges:

Local Authority:

Viewings:

Strictly by appointment via
HOBARTS ESTATE AGENTS
442083429000

Contact:

23 Ferme Park Road, Stroud
Green, London, N4 4DS

stroudgreen@hobarts.co.uk
www.hobarts.co.uk

rightmove

PrimeLocation.com

homes24.co.uk

Zoopla.co.uk

propertyfinder.com



These property details, including measurements, floor plans and items depicted in photographs etc. are intended only as a brief guide to prospective purchasers and are not intended to be relied upon for any purpose whatsoever. Any interested party should satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these details.