

**West Bank, , London, N16 5DF**

**Offers In Excess Of £900,000**





## West Bank, , London, N16 5DF

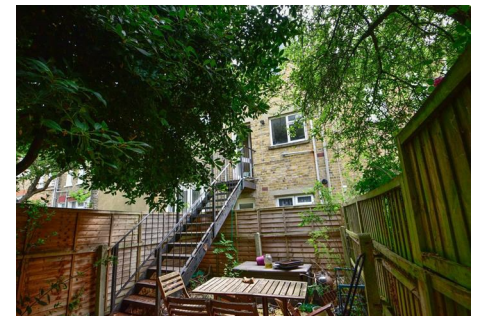


Offered chain-free, this stunning, split level, four-bedroom period conversion is situated in an imposing Victorian building and offers an impressive 1,358 sq. ft. (126 sqm.) of internal space. The apartment benefits from sole use of a spectacular 44-foot (13.5-metre) west facing private garden and is superbly located.

Arranged over three levels, the property features a generous 15-foot (4.7-metre) reception room with a Juliet balcony with exposed floorboards, separate kitchen/dining room and direct access to the private garden, four double bedrooms, family bathroom, guest W.C. and ample storage throughout.

West Bank is a quiet residential street located within the popular neighbourhood of Stamford Hill which is only moments from the many bars, restaurants and coffee houses of Stoke Newington.

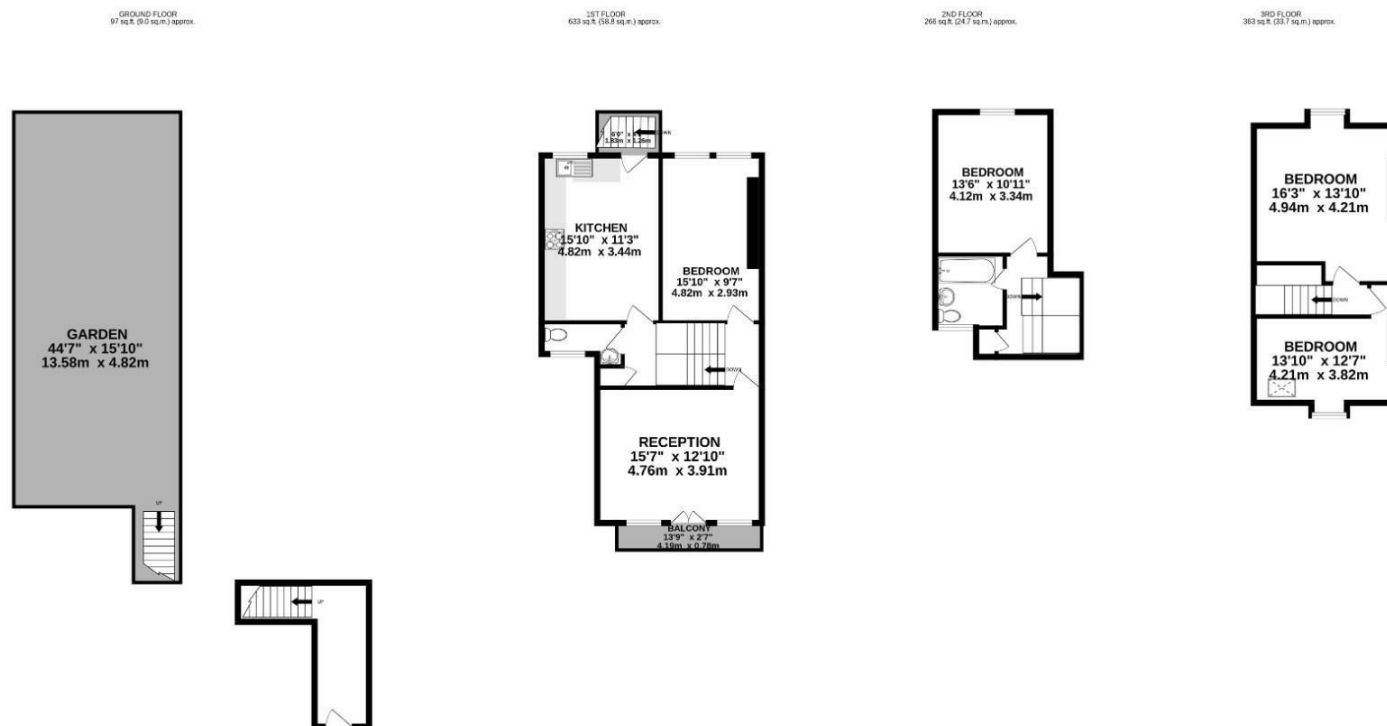
Transport links include Stamford Hill Station (Overground), Manor House Underground Station (Piccadilly line), Seven Sisters Underground Station (Overground & Victoria Line) and a wide variety of bus routes into The City and West End.



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TOTAL FLOOR AREA : 1358 sq.ft. (126.2 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Viewings

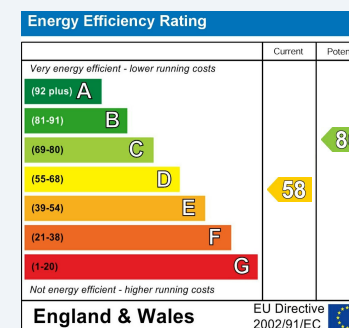
Please contact [StokeNewington@hunters.com](mailto:StokeNewington@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

## Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.