



Lidfield Road

Newington Green, N16

Asking Price £1,650,000

A substantial four double bedroom, two bathroom Victorian Freehold with accommodation totalling c. 1,787 sqft, set on a peaceful residential street only moments from Newington Green & Clissold Park.

CHESTERTONS



Lidfield Road

Newington Green, N16

- Substantial Victorian Freehold
- Four double bedrooms
- Two bathrooms
- Large, currently undeveloped loft space
- Ornate period details throughout
- Peacefully located only moments from Newington Green
- Well placed for access to Clissold Park

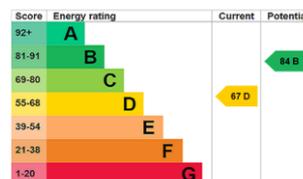


This charming, well-proportioned home offers a perfect blend of period features and modern living, with spacious rooms and a desirable location on Lidfield Road. The accommodation begins with a double reception room occupying the front of the ground floor. The room is bathed in natural light, thanks to its large bay window, and boasts beautiful period detailing, including ornate coving, a ceiling rose, and a stunning marble fireplace. At the rear of the ground floor is a generous kitchen/dining area, which provides access to a private courtyard garden through elegant French doors. This outdoor space benefits from additional gated access from Winston Road—an ideal feature for cyclists. A large cellar, currently used as a utility space, is also accessible from this level, offering ample storage or further potential for conversion. On the first floor, the principal suite is located at the front of the property, enjoying abundant sunlight through a large bay window, making it a bright and inviting space. The room features a beautiful marble fireplace and built-in wardrobes, adding both character and functionality. A further double bedroom is positioned behind, also benefiting from a fireplace and built-in storage. The bathroom suite, located on the half landing between the ground and first floors, includes a separate walk-in shower for added convenience. The top floor houses two additional double bedrooms, both with fireplaces and built-in wardrobes, providing ample space for family, guests, or home offices. A second bathroom suite with a separate shower serves these rooms. Additionally, there is a large, currently undeveloped loft space, offering potential for expansion or conversion (subject to planning permission). Lidfield Road is exceptionally well located, offering easy access to a wealth of local amenities. Dalston and Kingsland Road, to the east, are home to an array of trendy cafes, restaurants, and bars, while the vibrant neighbourhoods of Stoke Newington to the north and Newington Green, just moments away, provide even more dining, shopping, and leisure options. For green space enthusiasts, the delightful Clissold Park is within close proximity, offering a peaceful retreat with plenty of recreational facilities. For transport, this property is well-served by a range of options. Dalston Kingsland and Dalston Junction stations (London Overground) are both within easy reach, as is Canonbury Station. Stoke Newington Station provides direct trains to Liverpool Street, and there are multiple bus routes running along Green Lanes and Newington Green, offering convenient access to the West End and City.

Tenure: Freehold

Local Authority: London Borough of Hackney

Council Tax Band: E



Chestertons Islington Sales

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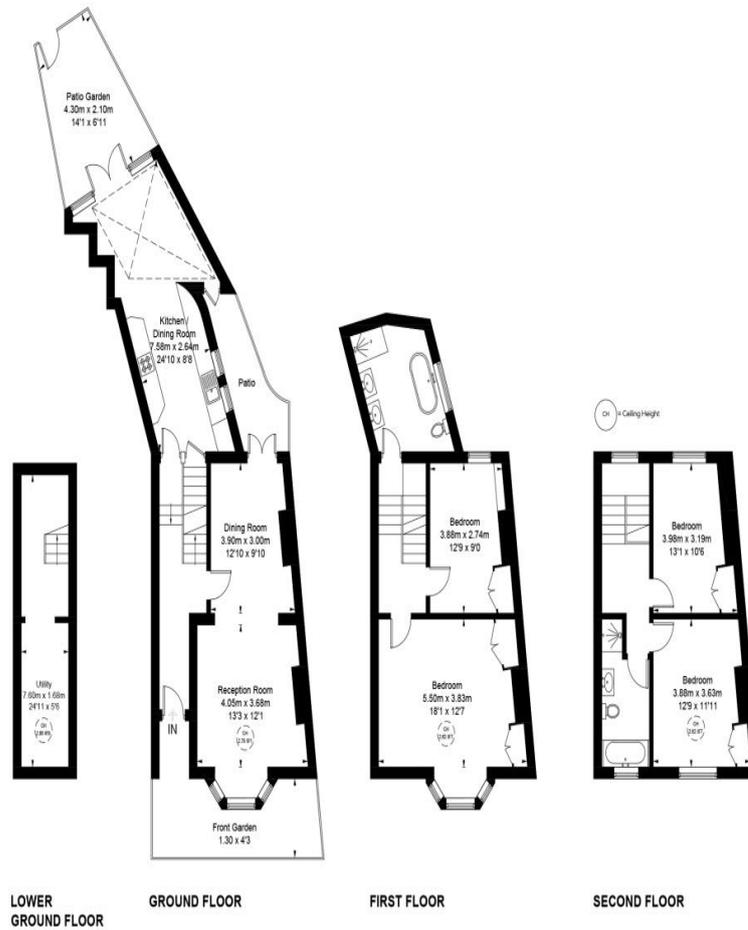
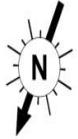
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LIDFIELD ROAD, N16



APPROXIMATE GROSS INTERNAL AREA
 LOWER GROUND FLOOR = 143 SQ FT / 13.3 SQ M
 GROUND FLOOR = 670 SQ FT / 62.2 SQ M
 FIRST FLOOR = 547 SQ FT / 50.9 SQ M
 SECOND FLOOR = 427 SQ FT / 39.7 SQ M
 TOTAL = 1787 SQ FT / 166.1 SQ M

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. (ID1077980)

