



Digby Crescent, N4 2HS

Asking Price Of £475,000
Share of Freehold



Digby Crescent

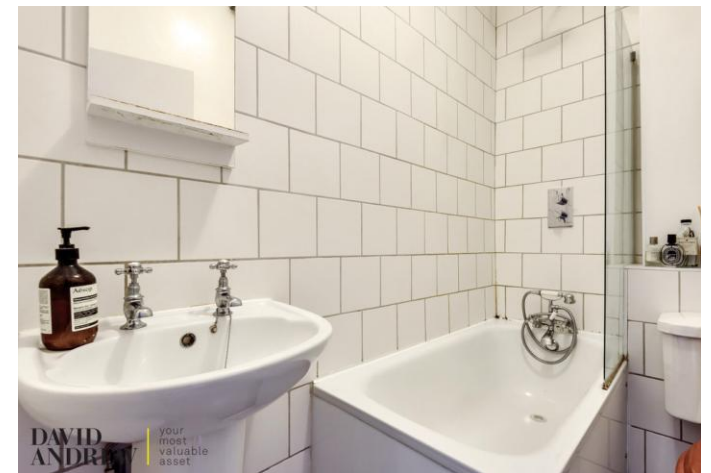
Asking Price Of £475,000

Share of Freehold

A well-presented split level two bedroom apartment located on the first floor of this Victorian conversion, with plenty of natural light, offered in good condition throughout. Comprising of a bright open plan reception, alongside a well equipped modern kitchen, with additional enclosed storage units, full bathroom off of the main hallway, a small double which works perfectly as a nursery or study, finally at the rear of the property overlooking the gardens is the master double bedroom. Digby Crescent is a desirable and peaceful Road, well located in close proximity to boutique shops, cafes, and minutes' walk to Stoke Newington, as well as the green spaces of Clissold Park, Gillespie Nature Reserve and Woodberry Wetlands. The location is served by excellent transport links via Zone Two Victoria/Piccadilly lines, Overground and National Rail, plus regular local bus routes.

- Two Bedrooms
- 484sqft/44.9sqm
- EPC Rating C
- Close to Clissold Park
- Excellent Transport Links
- Good condition throughout
- Great Location
- Close to Stoke Newington

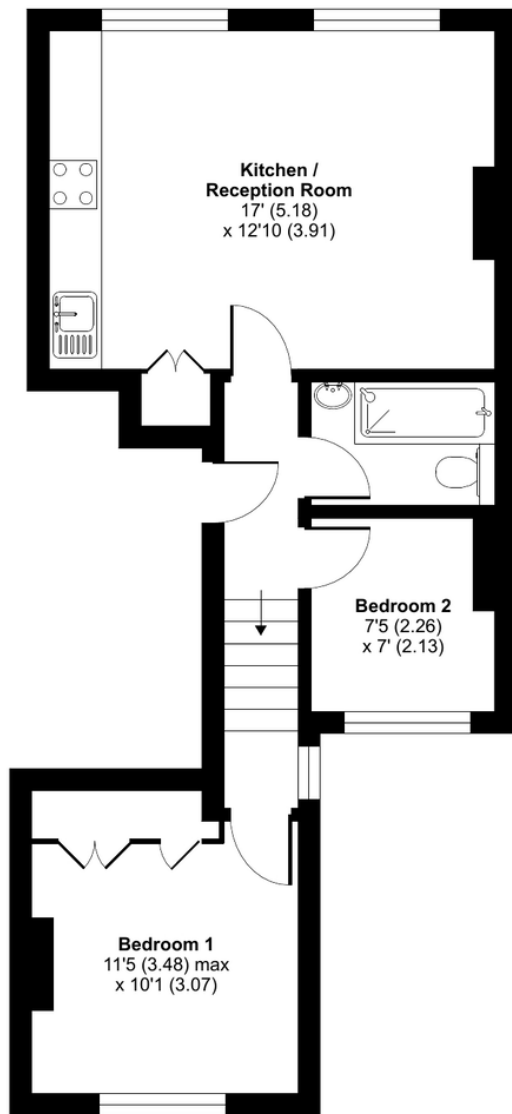




Digby Crescent, London, N4

Approximate Area = 484 sq ft / 44.9 sq m

For identification only - Not to scale



FIRST FLOOR

DAVID ANDREW

your most valuable asset

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

Stroud Green Office

167 Stroud Green Road
London N4 3PZ

T (0)20 7281 2000

General Contact



www.davidandrew.co.uk



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 c	77 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agent's Note:

Whilst Care has been exercised in the preparation of these sales particulars, statements about the property must not be relied upon as representations of statements or fact. Prospective purchasers must make and rely upon their own enquiries and those of professional representatives. The company accept not liability for any error contained in these particulars.



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © rnhcom 2022. Produced for David Andrew. REF: 911928

