



RIVERSDALE ROAD, Highbury, N5
£1,400,000 FREEHOLD

A CHARMING, FOUR DOUBLE BEDROOM
HOUSE IN NEED OF MODERNISATION IN
Highbury, N5.

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DESCRIPTION:

A spacious, four double bedroom, freehold house located on the ever popular Riversdale Road, set moments from Clissold Park. Standing at an impressive 1,677 sqft, the property offers wonderful potential to create a very special home and could be extended subject to necessary planning permission. Accommodation comprises of two separate entrances, one raised ground and another lower ground taking you directly into a sizeable double reception room. The rear occupies a contemporary kitchen with a door leading through to a 41 ft mature private garden. Four excellent sized double bedrooms are set on the raised ground and first floor, a bathroom, separate wc and further utility room complete the upper floors.

Riversdale Road is located moments away from Highbury Barn which offers a selection of sought-after local independents including Godfreys butchers, La Fromagerie, Da Mario's Deli, Bourne's Fishmongers and Highbury Vintners - a magnet for locals, and also drawing those from further afield. The property is a short walk away from the green, open spaces of Highbury Fields and Clissold Park along with a yoga studio and renowned local pub on its doorstep. Easy access to the popular and vibrant Stoke Newington Church Street provides a further variety of great boutiques, restaurants and cafes.

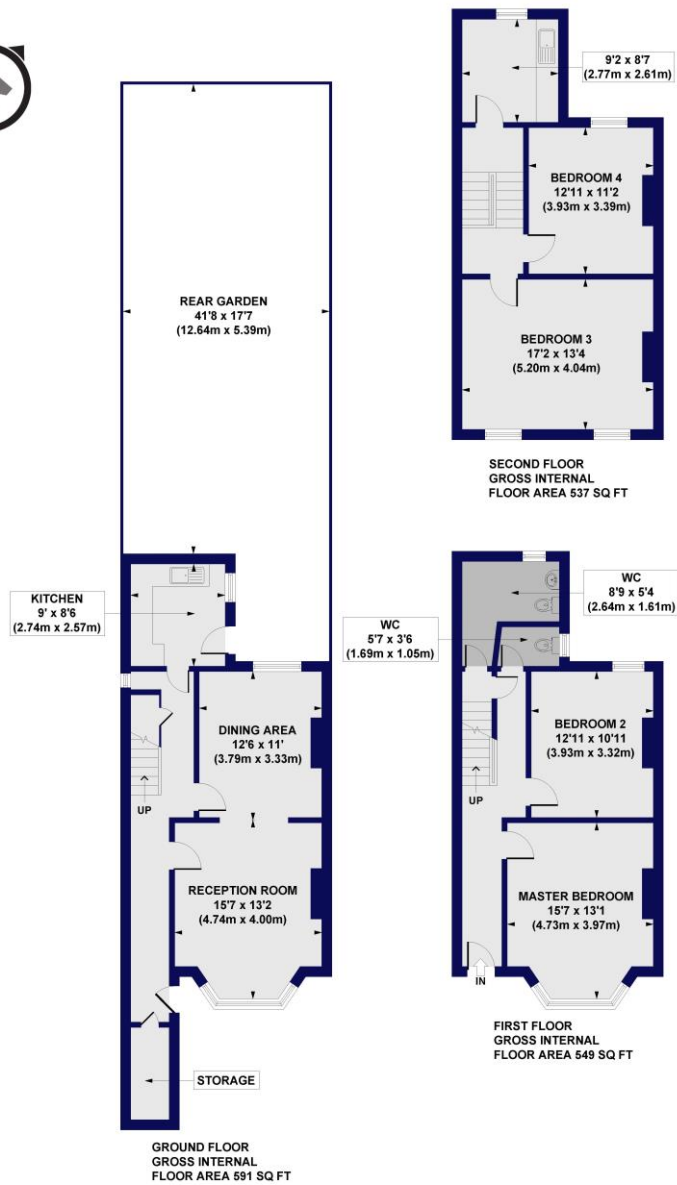
Transport links are well serviced by a selection of excellent bus routes as well as Arsenal underground station (Piccadilly line) within short walking distance along with Highbury & Islington and Finsbury Park underground stations (Victoria line and over ground services) both nearby.

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Riversdale Road, N5
Approx. Gross Internal Floor Area 1677 sq. ft / 155.79 sq. m



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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

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