



ABERDEEN ROAD, LONDON, N5  
£580,000 SHARE OF FREEHOLD

A BRIGHT, ONE DOUBLE BEDROOM, RAISED  
GROUND FLOOR APARTMENT WITH  
COMMUNAL GARDEN.

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## DESCRIPTION:

A stunning, one double bedroom apartment positioned in this handsome Victorian building in Highbury, N5. Set on the raised ground floor, the property offers sensational light throughout from an east-west facing aspect and retains many original features. Accommodation comprises of a wonderfully spacious reception room benefiting from the original fireplace, ornate cornicing and original windows, while a fully fitted kitchen located at the rear of the property leads out into a tranquil, almost 70 ft, west facing garden shared with only one other flat. The property is completed with a sizeable double bedroom overlooking neighbouring gardens and a modern family bathroom.

The flat is set at the preferred end of Aberdeen Road, set just off the prestigious Aberdeen Park, on a no through road and is moments from Highbury Fields.

The well renowned Highbury barn offers a selection of independent local shops including Bournes fishmonger, Godfreys butcher, Di Marios Deli alongside various restaurants and tea rooms. Upper Street is only a short distance away and a selection of transport links are on hand for easy access to the City and West End.

Highbury and Islington offers the Victoria line and overground services whilst the Piccadilly line operates

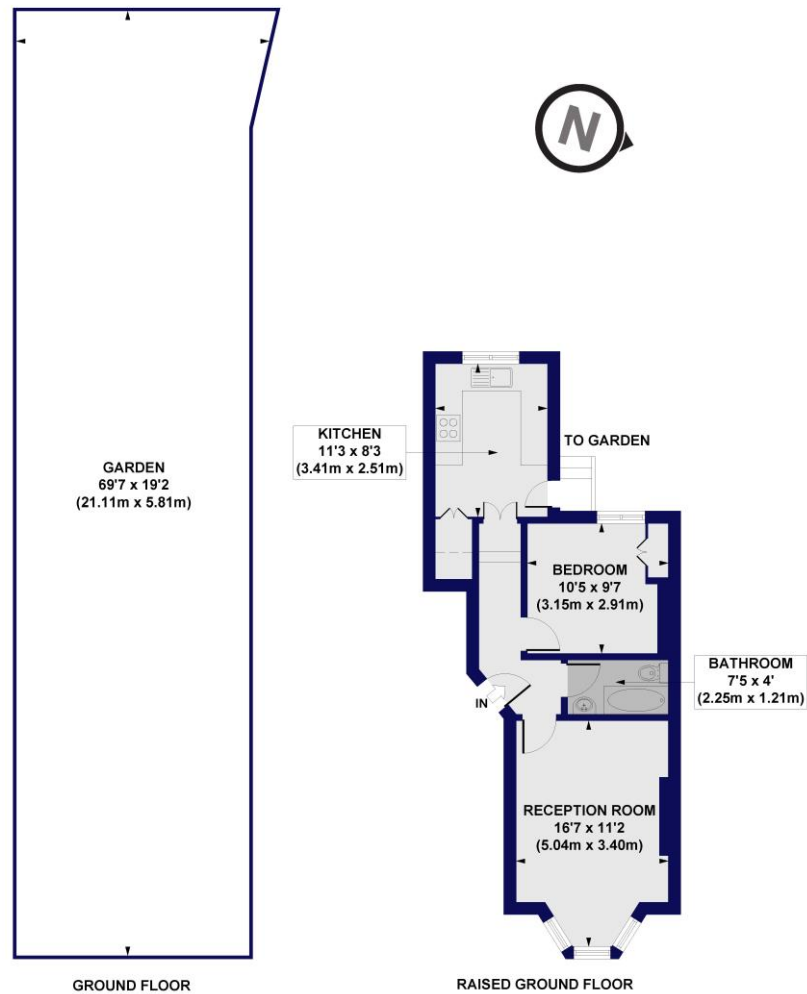
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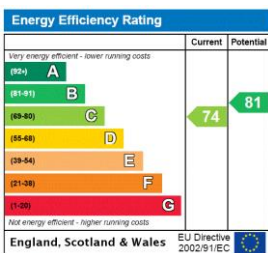
**Aberdeen Road, N5**  
**Approx. Gross Internal Floor Area 454 sq. ft / 42.14 sq. m**



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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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