



BOUVERIE ROAD, N16
£475,000 LEASEHOLD

**CHARMING TWO-BEDROOM FLAT WITHIN
HIGHLY SOUGHT DEVELOPMENT IN N16.**

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DESCRIPTION:

A well-appointed, two-bedroom flat located within the sought-after Selcraig House in Stoke Newington, N16. Offering a perfect blend of contemporary living and comfort and standing at 690sq ft, the property features a spacious open-plan living area which seamlessly opens into a fully equipped kitchen. With large windows, there is an abundance of natural light creating a bright and airy atmosphere throughout. Two generously sized bedrooms both fitted with built-in storage space, sit through the hallway alongside a contemporary family bathroom.

The flat is ideally situated within a secure and well-maintained development, with a variety of local amenities and transport links right on the doorstep. Stoke Newington is a vibrant and eclectic area known for its independent cafes, shops, and green spaces, including the popular Clissold Park, offering the perfect environment for those who appreciate a lively community setting.

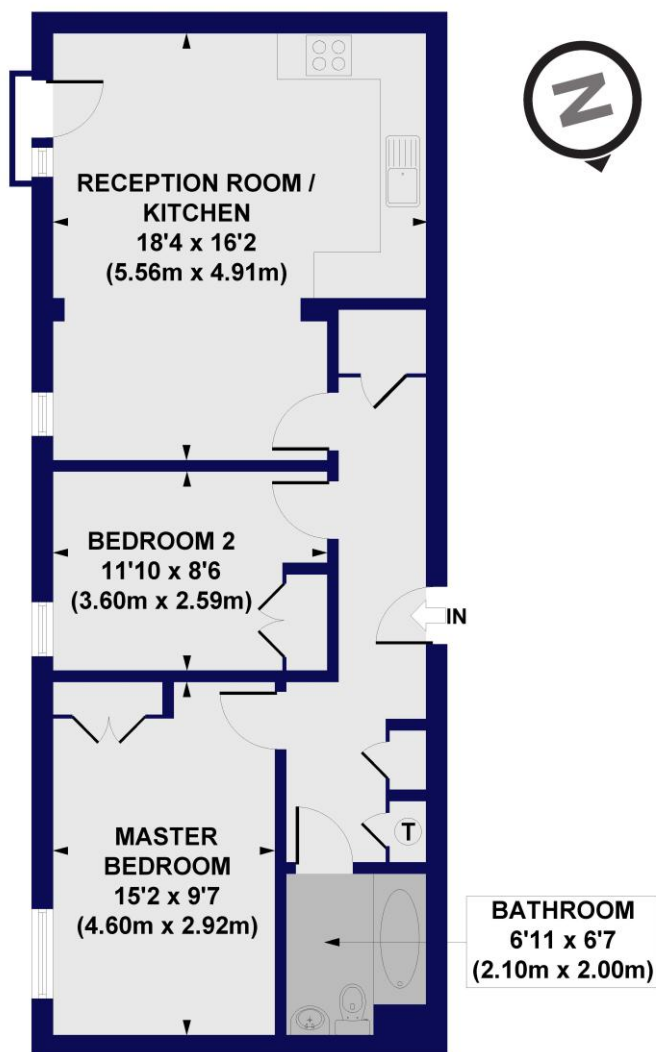
Stoke Newington Overground Station sits just 0.4 miles away, providing direct services to Liverpool Street and The City in under 20 minutes. Additionally, various bus routes serve the area, providing further access to surrounding districts.

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Selcraig House, Bouverie Road, N16
 Approx. Gross Internal Floor Area 690 sq. ft / 64.08 sq. m

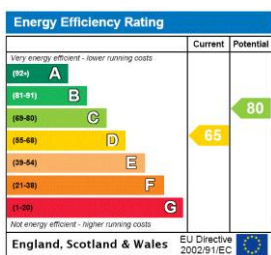


THIRD FLOOR

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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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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