



VARTRY ROAD, LONDON, N15
£450,000 SHARE OF FREEHOLD

**ATTRACTIVE AND SPACIOUS RAISED GROUND
FLOOR ONE-BEDROOM CONVERSION WITH ACCESS
TO A PRIVATE GARDEN.**

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DESCRIPTION:

Tucked away down a highly coveted residential street, this attractive and spacious raised ground floor one-bedroom conversion with access to a private garden is truly a stand-out first time buy. Available Chain-Free, this larger than average apartment occupies 554 Sq. Ft / 51.45 Sq. m, retaining original character and providing a tasteful first home with neutral décor throughout.

Arranged over the entire raised ground floor and boasting well-proportioned rooms with high ceilings throughout, this Fantastic one-bedroom flat provides a functional and bright social space for a professional person or couple looking to settle their roots in Stamford Hill. The accommodation is flexible and includes a spacious living room measuring approx. 20ft x 12 ft with a separate modern kitchen, opening on to a stair well which takes you to your own private garden. Other accommodation includes – Large double bedroom with bespoke fitted wardrobes and spacious shower room.

Transportation options abound, with Stamford Hill train stations (Overground) a mere 7-minute walk away. Seven Sisters (Victoria Line) is just a 5-minute bus ride away, while South Tottenham (Overground), Manor House (Piccadilly Line), and Finsbury Park (Piccadilly & Victoria Lines and National Rail) are easily accessible by bus, offering routes to The City and West End.

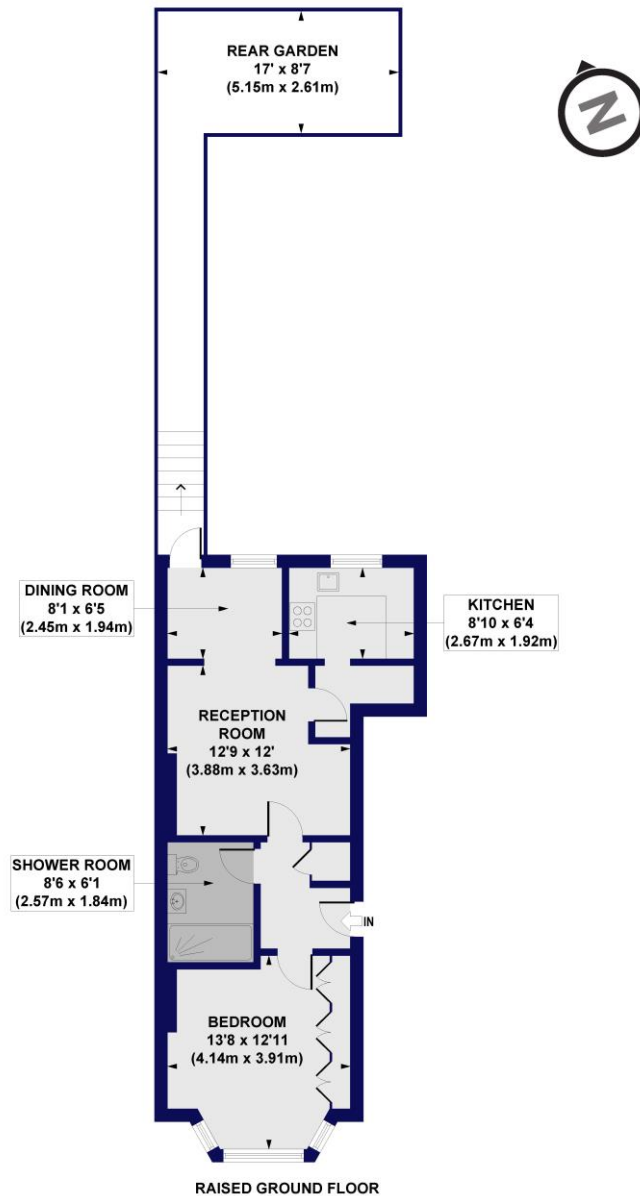
For those commuting, Manor House station on the Piccadilly line is a quick 10-minute bus ride away, or a pleasant 15-minute walk along the New River, offering scenic views of the local wildlife. Stamford Hill Station is conveniently located within a 7-minute walk, providing a regular service into Liverpool Street, alongside numerous bus options. Stoke Newington Church St is also a comfortable 15-minute stroll away. Furthermore, the area boasts an array of accessible green spaces, including Woodberry Wetlands, Clissold Park, Springfield Park, Hackney Marshes, and Finsbury Park, catering to outdoor enthusiasts. Safe cycling routes into the City and the West End add to the area's connectivity and appeal.

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Vartry Road, N15
Approx. Gross Internal Floor Area 554 sq. ft / 51.45 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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