



PRINCESS CRESCENT, LONDON, N4  
£600,000 LEASEHOLD

A WONDERFULLY BRIGHT, ONE BEDROOM  
APARTMENT WITH 78 FT PRIVATE GARDEN  
IN N4.

Hackney | 020 8986 4216 | [hackney@winkworth.co.uk](mailto:hackney@winkworth.co.uk)

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## DESCRIPTION:

A stunning, one double bedroom apartment positioned on the ground floor of this handsome Victorian building in N4. Generously proportioned throughout, the property benefits from a wealth of charm, with original floorboards and wooden sash windows. Accommodation comprises of a wonderfully bright, west facing living room, while a contemporary kitchen with ample worktop and cupboard space is positioned towards the rear. A modern family bathroom can be found between the living room and the larger than average master bedroom, which leads out to the most sensational, 78 ft private garden, including a sizeable shed to the rear. The property is offered to the market on a chain free basis and could benefit from further extension subject to necessary planning permissions.

Princess Crescent enjoys a prime location, providing easy access to the amenities of the prestigious Highbury Barn and Blackstock Road. Additionally, residents can take advantage of the green open spaces of Clissold Park, Finsbury Park, and the vibrant bars and restaurants along Stoke Newington Church Street. Other notable attractions in proximity include the West Reservoir, Gillespie Park, Parkland Walk, Highbury Fields, Abney Park and Newington Green.

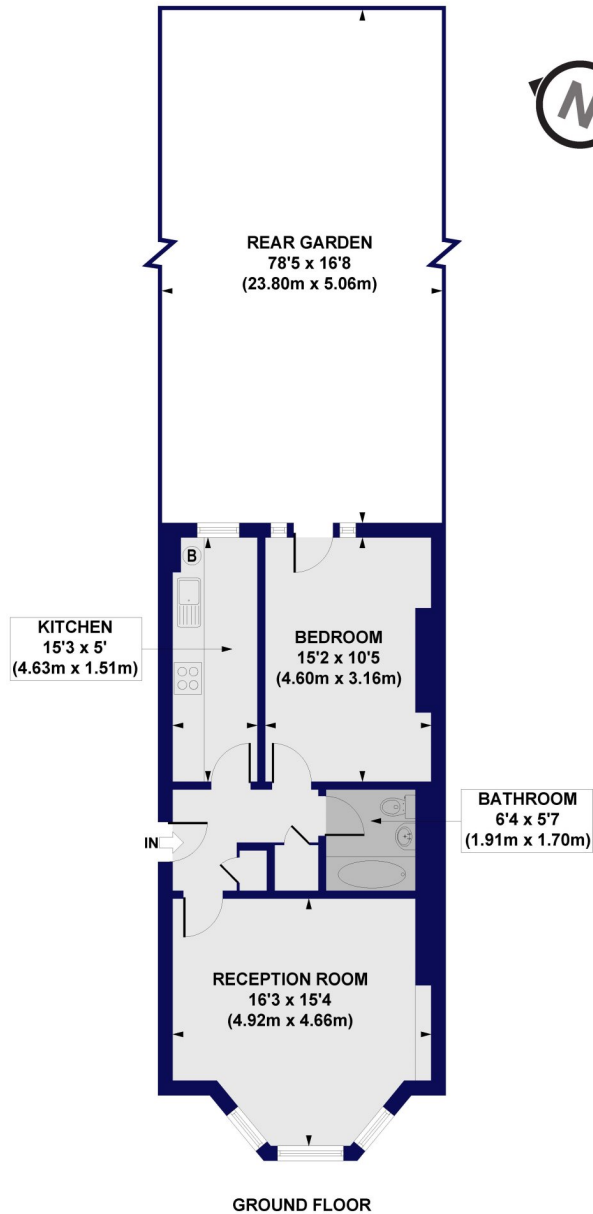
Transport links are excellent, with Arsenal (Piccadilly Line) and Finsbury Park (Victoria Line) tube stations located a short distance away. The property also benefits from convenient bus links, providing easy access to the City and the West End.

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**Princess Crescent, N4**  
**Approx. Gross Internal Floor Area 576 sq. ft / 53.51 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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