



COLEBROOKE ROW, ANGEL, N1
£320,000 SHARE OF FREEHOLD

A WELL-PRESENTED STUDIO FLAT BENEFITTING FROM A GREAT LOCATION, KITCHENETTE AND BATHROOM

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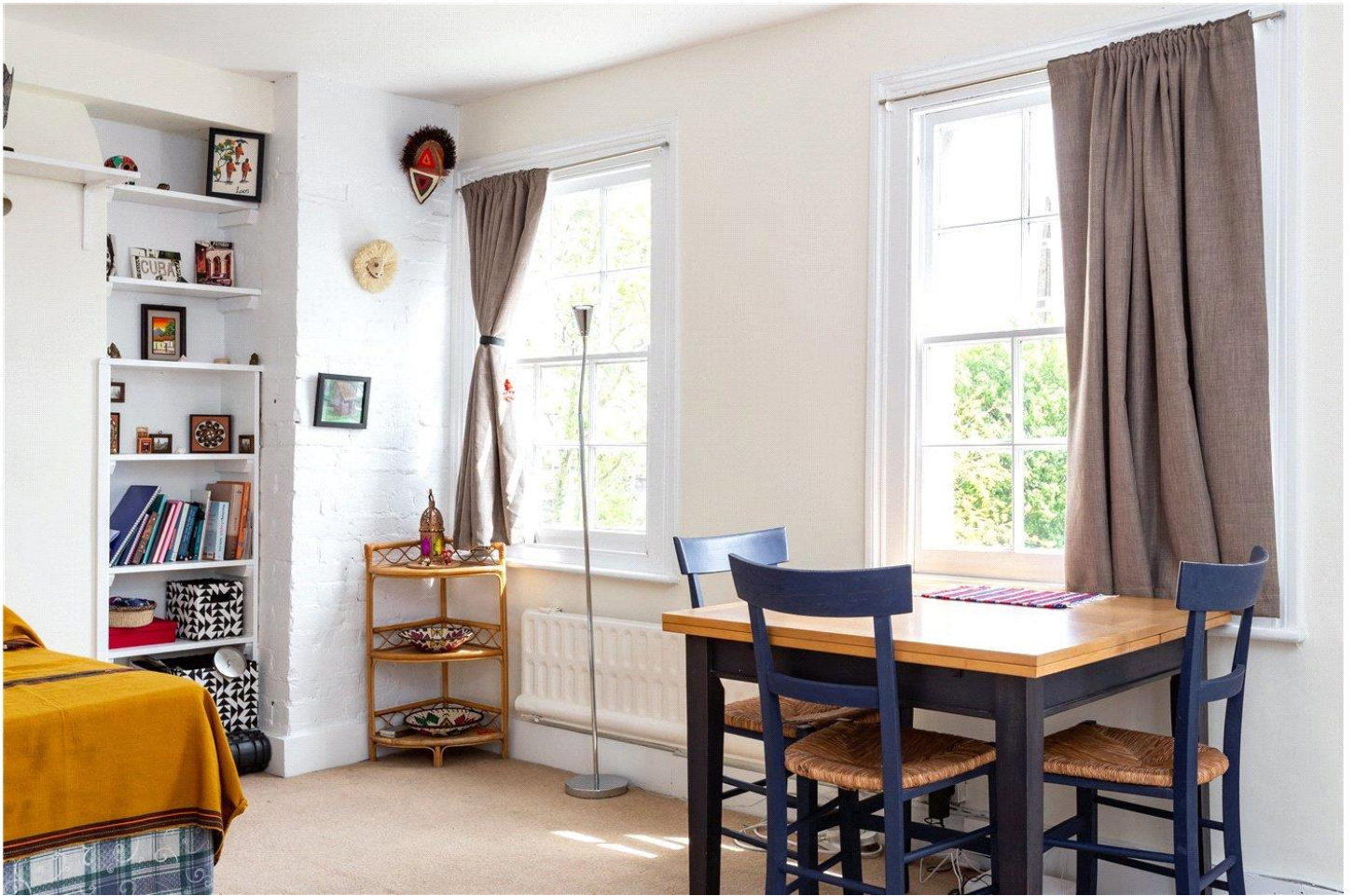


DESCRIPTION:

Positioned on the third floor of this charming Grade II listed building is this delightful studio flat. The property retains a host of period features, including large sash windows and original exposed brick wall. The accommodation comprises an open-plan living space, a separate bathroom, and a fully equipped kitchen. The property also benefits from a share of the freehold and is offered to the market with no onward chain.

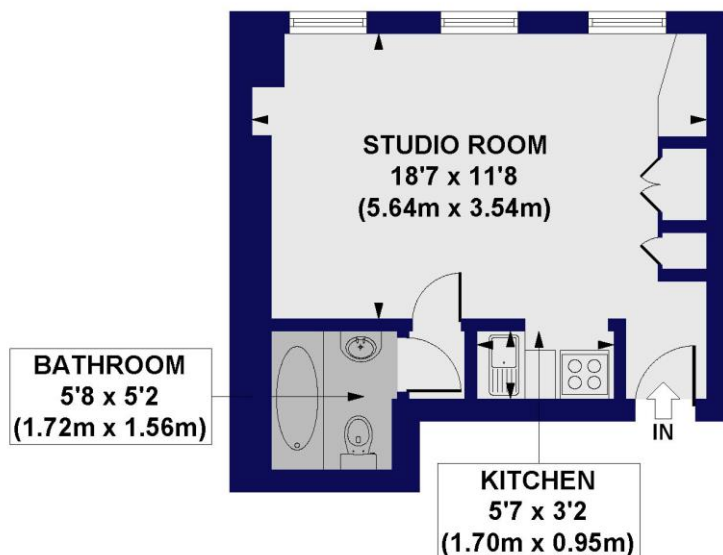
Colebrooke Row boasts an outstanding location in the heart of Islington, surrounded by some of the area's most prestigious addresses. While nestled on serene, tree-lined streets, the property is just moments away from Upper Street, Camden Passage's charming boutiques and restaurants, and within easy reach of Regents Canal. Transport connections are superb, with Angel station offering the nearest Northern Line Underground links, and Kings Cross providing a range of overground and underground services.

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Colebrooke Row, N1
Approx. Gross Internal Floor Area 292 sq. ft / 27.13 sq. m

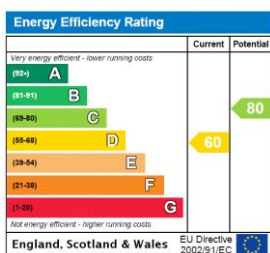


THIRD FLOOR

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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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