



**ESSEX ROAD, ISLINGTON, N1**  
**£400 PER WEEK FURNISHED**

**SET ON THE FIRST FLOOR OF A NEWLY DEVELOPED PERIOD PROPERTY IS THIS SMART MODERN ONE BEDROOM FLAT**

Islington | 0207 354 2480 | [islington@winkworth.co.uk](mailto:islington@winkworth.co.uk)

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Tenant Fees Apply: Details of fees for tenant referencing, tenancy agreement admin fees and renewal fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with these upfront fees and other costs that are involved at the outset of the tenancy before making an offer to rent and your local Winkworth office will provide written details upon request.

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## DESCRIPTION:

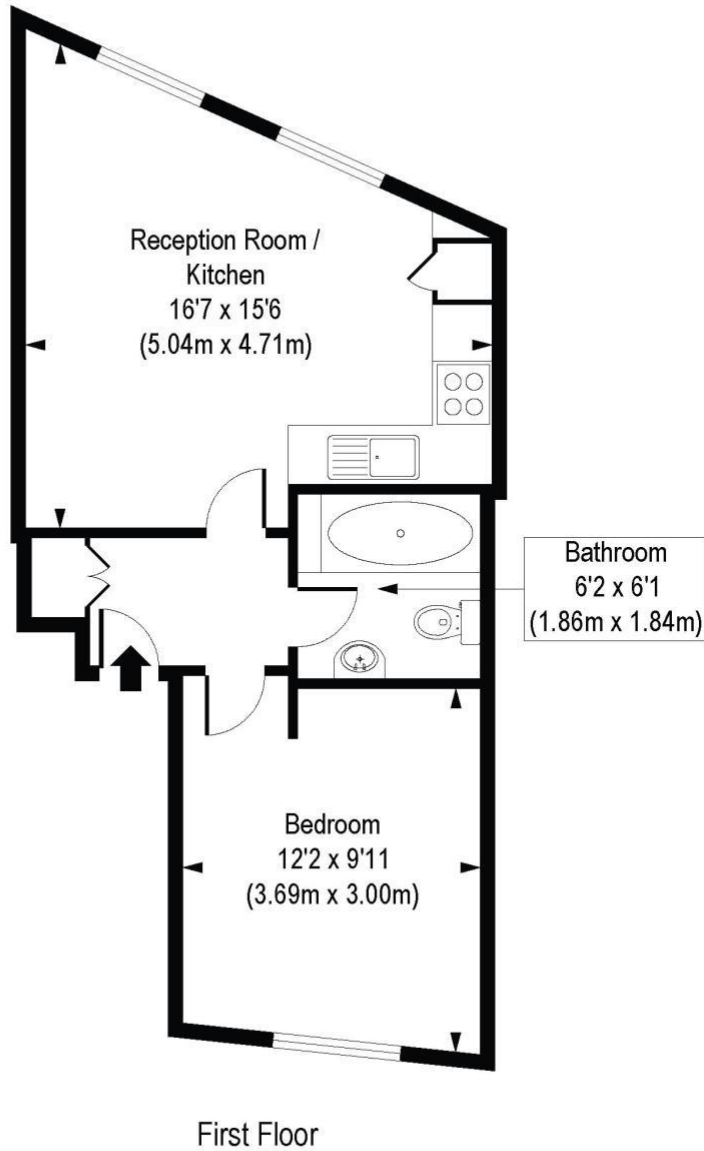
Set on the first floor of a newly developed period property is this smart, modern one bedroom flat. The property consists of a spacious reception room, light kitchen, master bedroom and newly fitted bathroom. The property further benefits from ample storage space and sash windows giving ample natural light. The nearest stations are Highbury and Islington (Victoria and Northern City Lines). Numerous buses run along Essex Road to Angel (Northern Line), the City and West End. Furnished.

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Essex Road, N1

Approx. Gross Internal Floor Area 388 sq. ft / 36.02 sq. m



COMPLIANT WITH RICS CODE OF MEASURING PRACTICE Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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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