



HABERDASHER STREET, HOXTON, LONDON, N1  
**£555,000 LEASEHOLD**

## ATTRACTIVE TWO BEDROOM EDWARDIAN APARTMENT ON HABERDASHER STREET

Shoreditch | 020 7749 7650 | [shoreditch@winkworth.co.uk](mailto:shoreditch@winkworth.co.uk)

**Winkworth**

[winkworth.co.uk](http://winkworth.co.uk)

See things differently





## DESCRIPTION:

An attractive two-bedroom ground floor Edwardian apartment situated in this highly sought-after location. Benefitting from wooden floors, sash windows and tall ceilings, this property also has a separate spacious fitted kitchen and patio door leading to the outside space. The house flows well throughout and is comprised of an entrance hall, family bathroom and fitted kitchen with gas hob, electric oven, dishwasher and fridge/freezer. The master bedroom is bright and spacious, with a living room featuring a south-facing window that overlooks the tranquil tree-lined street. The property also benefits from an extended long lease and soundproofing in the master bedroom.

Haberdasher Street is in the heart of fashionable Hoxton and a short distance away from the green spaces of Shoreditch Park and Regents Canal. Old Street Station (Northern Line) is the closest station with Hoxton Overground close by, both providing great access across London. You are spoilt for choice when it comes to local amenities with a cinema and an array of shops, pop ups, cafes, bars and restaurants along Hoxton Street, Pitfield Street, Old Street, Shoreditch High Street and Commercial Street where you will find the famous Spitalfields market.

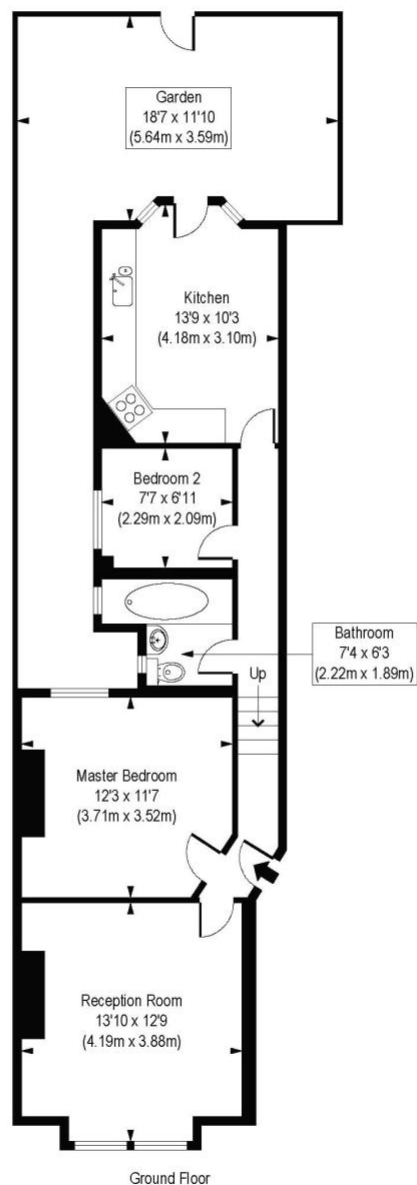
**Winkworth**





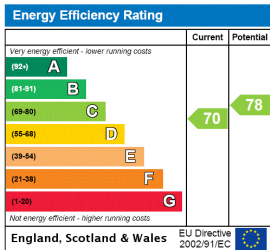
Winkworth

Haberdasher Street, N1  
 Approx. Gross Internal Area 620 sq. ft / 57.59 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.



Shoreditch | 020 7749 7650 | shoreditch@winkworth.co.uk



winkworth.co.uk

See things differently

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.