



ANTILL ROAD, N15  
**£515,000 SHARE OF FREEHOLD**

## A THREE BEDROOM DUPLEX APARTMENT.

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## DESCRIPTION:

Arranged over two floors, this recently renovated three-bedroom apartment offers ample space and convenience and is available chain-free.

With 865 sq. ft. of living space, the property is ready to move into. At the front, you'll find a spacious, light-filled reception room with dual windows. Adjacent to this is the first of three double bedrooms, overlooking the rear of the property.

Towards the back, there's a newly fitted kitchen with green fronted units and integrated appliances, creating a highly functional space.

The second bedroom is also located at the rear, while the loft has been thoughtfully converted into a third bedroom.

Completing the flat is a modern family bathroom.

Nestled within a peaceful enclave of residential streets, the property is just moments from Tottenham Hale and Seven Sisters Victoria Line Underground and Overground Station. From here, you can reach King's Cross in three stops or Oxford Circus in six, while the Overground takes you to Liverpool Street in 20 minutes and Stansted Airport in 38. Cycling into Central London is made easy with the CS1 Cycle

Superhighway extending from Tottenham High Road to Liverpool Street via Stoke Newington and Hackney.

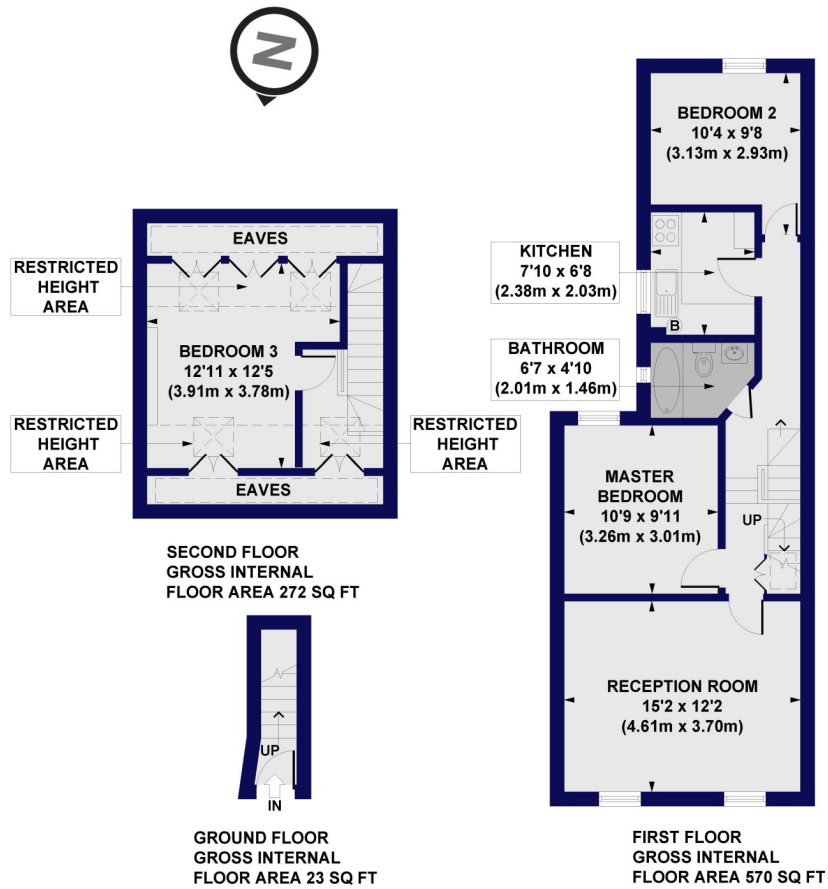
This rapidly evolving North London location offers access to excellent nurseries and schools, as well as nearby Markfield Park, the nature reserve, and Walthamstow Wetlands. Independent shops, restaurants, and cafes are continuing to thrive in the area, with popular spots like True Craft, Pasero, Craving Coffee, Blighty India, and The High Cross pub, all within easy reach. Other local favorites include The Palm, Sushi Heads, With Milk, and Ten to One on Philip Lane.





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Approx. Gross Internal Floor Area 865 sq. ft / 80.39 sq. m (Including Restricted Height Area & Eaves)  
 Approx. Gross Internal Floor Area 715 sq. ft / 66.43 sq. m (Excluding Restricted Height Area & Eaves)



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

**Winkworth**

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.

**Tenure:** Share of Freehold

**Term:** 0 year and 0 months

**Service Charge:** £0 per annum

**Ground Rent:** £ 0 Annually (subject to increase)

**Council Tax Band:**

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	58	72
(39-54)	E		
(21-58)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	