



STATION CRESCENT, N15
£750,000 FREEHOLD

A FULLY EXTENDED, FOUR BEDROOM FAMILY HOME.

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DESCRIPTION:

Tucked away on a quiet side street just moments from Chestnuts Park, this elegant four-bedroom, brick-fronted Victorian terrace has been thoughtfully extended by its current owners to create a truly stunning home.

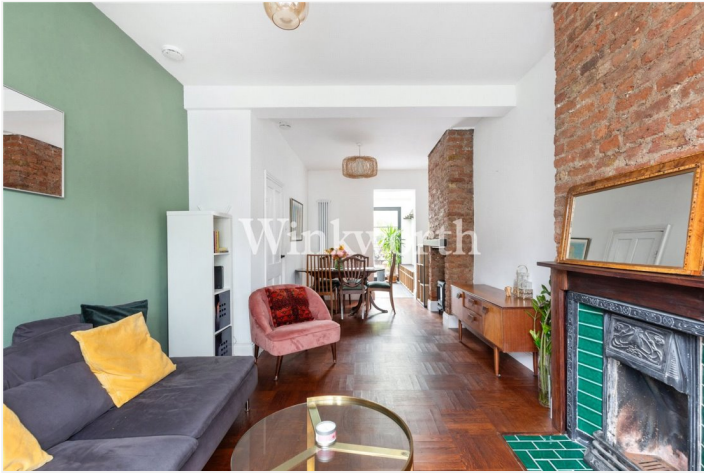
The property strikes a perfect balance between period charm and contemporary style, with features such as parquet wood flooring, cast iron fireplaces, and exposed brickwork. Spanning 1,129 sq. ft. across three levels, thanks to a clever loft conversion and rear extension, the home offers ample space for modern living.

The ground floor boasts a spacious and versatile living area. A double-through reception room at the front of the house enjoys west-facing bay windows that invite plenty of afternoon sunlight, while the cast iron fireplace and exposed brick chimney breast add warmth and character. The rear section, currently used as a dining space, flows seamlessly into the extended kitchen. This bright and modern kitchen features stylish light wood finishes, a charming, tiled splashback, and a skylight, with bi-fold Crittal-style doors opening onto the garden, creating a wonderful indoor-outdoor connection.

On the first floor, there are two

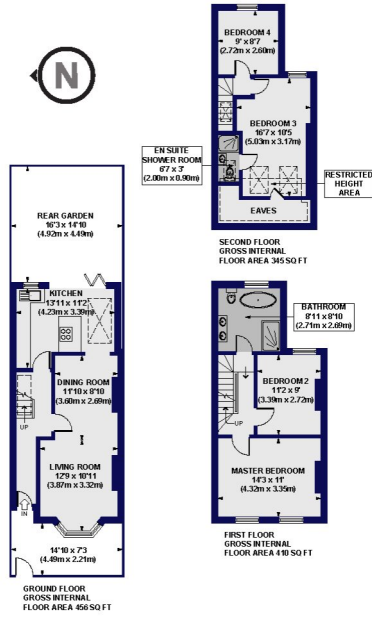
generously sized double bedrooms. The principal bedroom spans the entire width of the house at the front, and at the rear, an oversized bathroom enjoys a large window with views of the garden. The loft conversion adds two further bright and airy bedrooms on the top floor, including a master bedroom complete with dormer window, two large Velux windows, and an en-suite shower room.

Station Crescent is a peaceful residential street located close to the vibrant Harringay neighbourhood and surrounded by excellent local amenities. Families will appreciate the proximity to several highly regarded schools, including the outstanding Harris Primary



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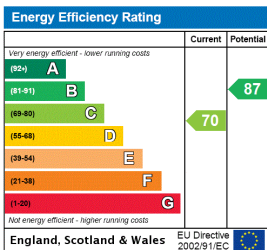
Approx. Gross Internal Floor Area 1210 sq. ft / 112.40 sq. m (Including Restricted Height Area & Eaves)
Approx. Gross Internal Floor Area 1129 sq. ft / 104.85 sq. m (Excluding Restricted Height Area & Eaves)



All measurements of walls, doors, windows, fittings and appliances, including gas and electricity, are shown in the plan and do not constitute any warranty or representation by the seller, their agent or the estate agent. Any measurements shown in this plan should be used as a guide only and should not be relied upon for any prospective purchases.

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: 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.