



## Petherton Road, London, N5 2RS

Asking Price: £695,000 Leasehold

**2 Bedrooms | 1 Reception Room | 1 Bathroom**

A charming two bedroom garden flat on this wide tree lined road in Highbury.

- Share of freehold, service charges just a % of the outgoings
- Spacious rooms, well proportioned garden flat. EPC - D
- Great local amenities with convenience stores over the road at the Green Lanes/ Petherton junction
- Moments from Clissold Park, and a short walk to Newington Green or Stoke Newington Church Street

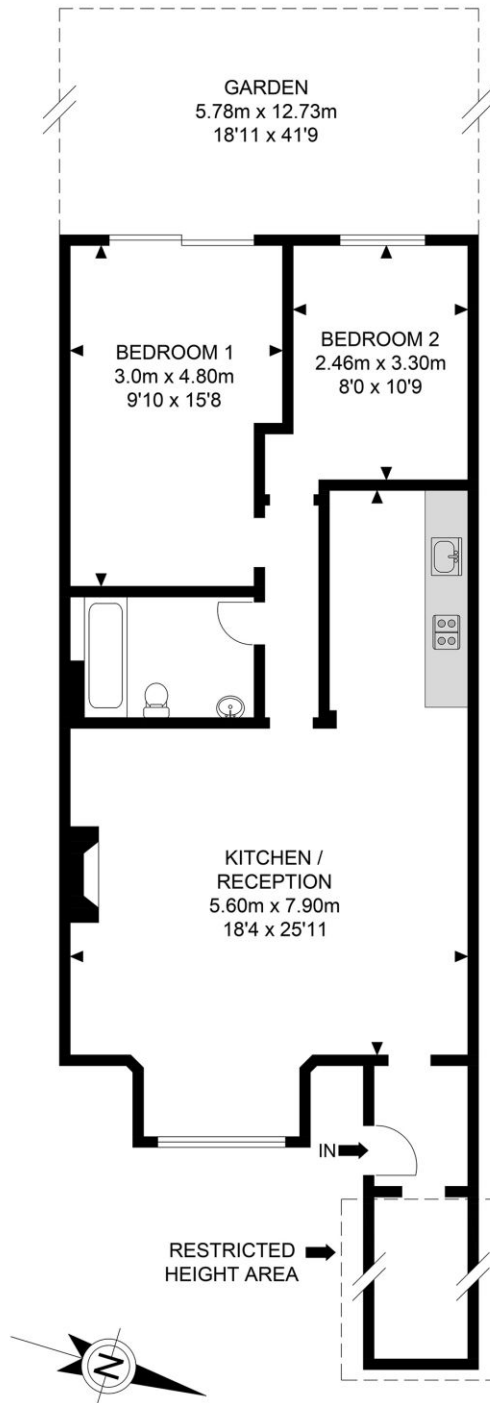


## Lower Ground Floor, 145 Petherton Road, London, N5 2RS

A charming two bedroom garden flat on this wide tree lined road in Highbury. It's always lovely to enter a flat from its own front door and in this case, there is then a small lobby which opens into a large sitting room with a bay window and a working fireplace for those long winter's evenings. The kitchen is separate and is a country style kitchen with a butler sink and wooden work tops



# Petherton Road



## Lower Ground Floor

APPROX. GROSS INTERNAL FLOOR AREA 741.09 SQ FT / 68.85 SQM  
APPROX. GROSS INTERNAL FLOOR AREA INC. RESTRICTED HEIGHT AREA 773.50 SQ FT / 71.86 SQM

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Photography and Floor Plan

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