



Conewood Street, London, N5 1DL

Offers Over: £1,100,000 To be advised

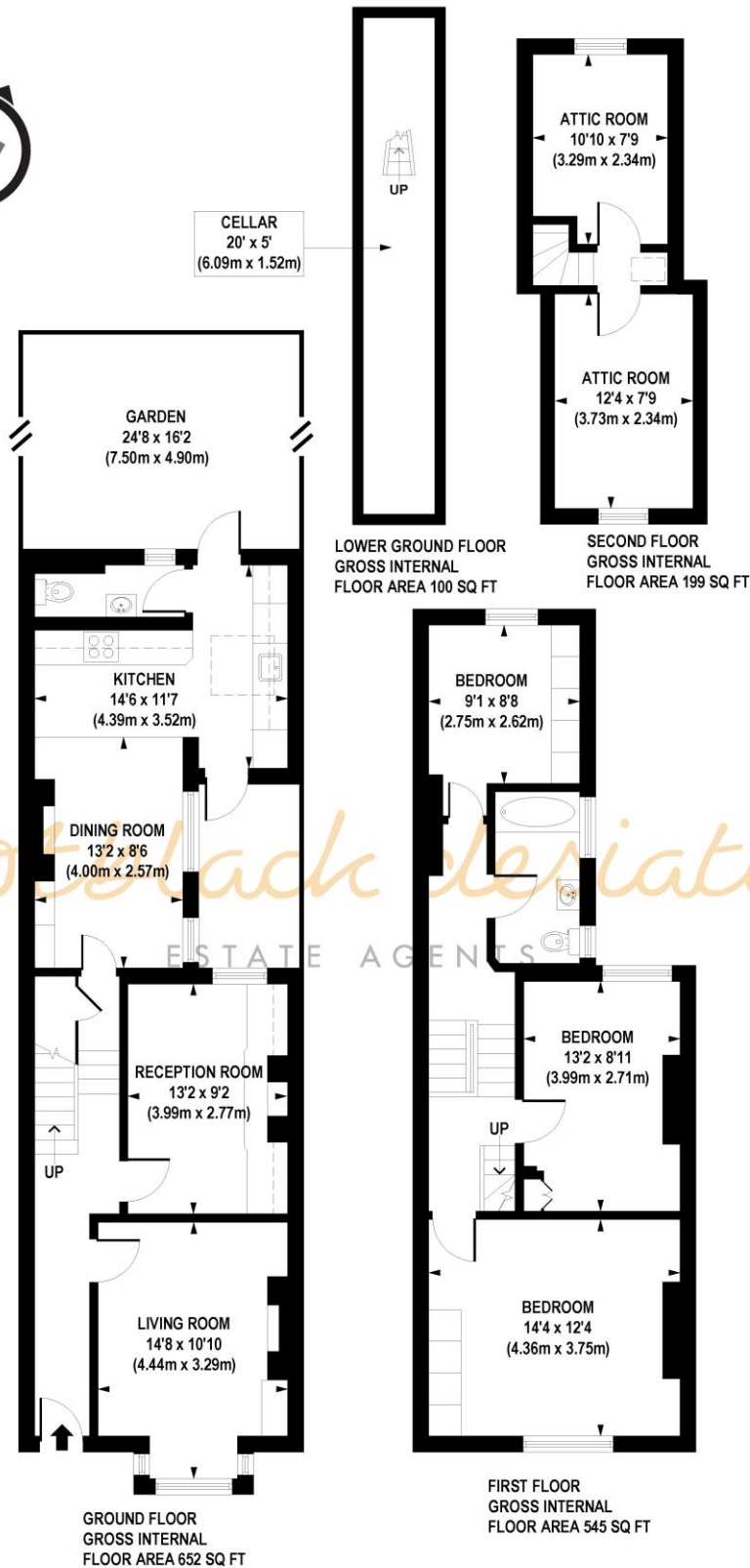
A wonderful family home, with three bedrooms and two reception rooms. This house is situated on a quiet and popular street in the heart of Highbury.

- Charming, period home over three storeys with flexible and plentiful accommodation.
- Great work-from-home potential with loft rooms as well as double receptions
- Fantastic access to local shops, schools and amenities as well as Highbury Fields, Clissold Park
- Close to Victoria, Piccadilly and Overground



Conewood Street, London, N5 1DL

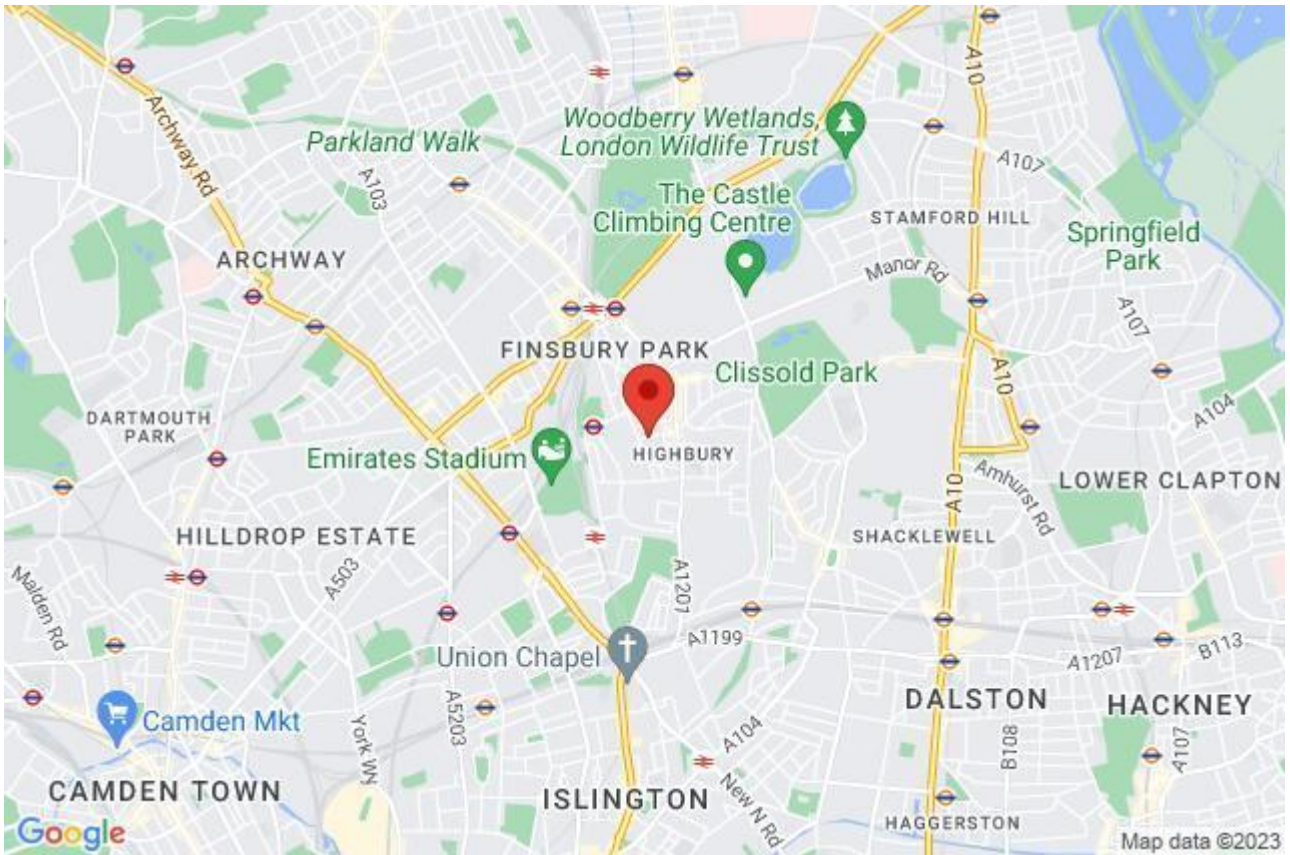




**APPROX. GROSS INTERNAL FLOOR AREA 1496 sq. ft / 139 sq. m
(Including Restricted Height Areas)**

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.

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested and no guarantee as to their operating ability or their efficiency can be given.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D		
(39-54)	E	51	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	