



Fairbridge Road, N19 3HZ

£675,000
Leasehold



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This ground-floor, period conversion property is presented in very good condition and comes with a number of original features including wooden sash windows, cornicing and two attractive fireplaces. With 763sqft of living space, the flat comprises a spacious main bedroom, a second double-bedroom with garden access, a family bathroom, a functional cellar with ample storage and an open-plan kitchen/reception leading to a private section of the rear garden. The majority of the front garden is also demised to the flat. Although this is a leasehold property, there is no service charge payable.

Fairbridge Road is well-located for access to transport links, with Upper Holloway overground station and Archway underground station (Northern Line) within easy walking distance. There is also a wealth of local shops, restaurants, bars, cafes and other amenities to be found on Holloway Road and in the neighbouring area.

- 763 sqft / 70.9 sqm
- 2 double bedrooms
- Private garden
- Modern kitchen
- Family bathroom
- Leasehold
- Cellar
- Good transport links



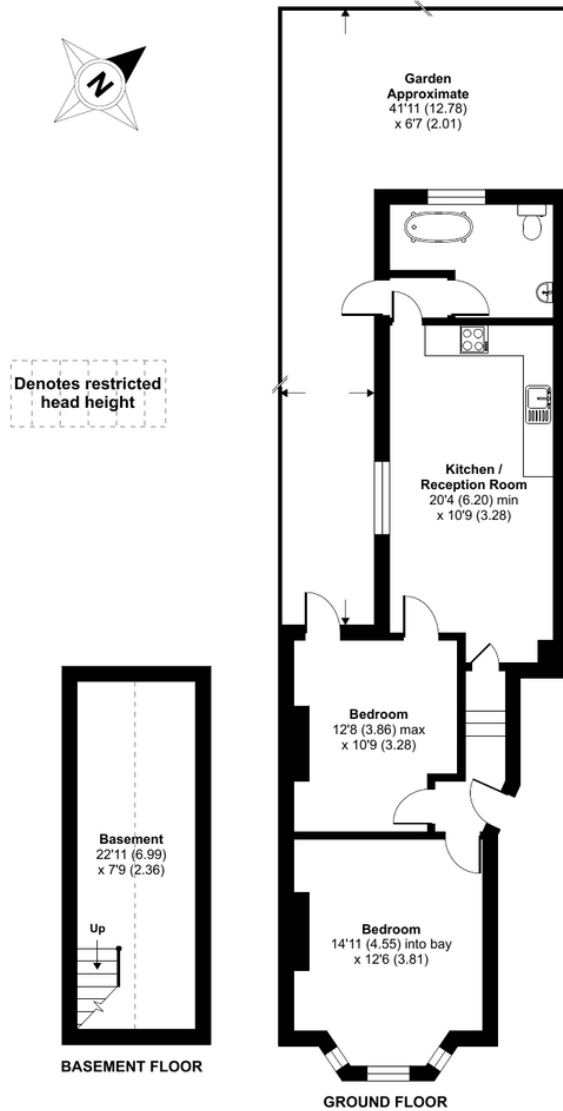


Fairbridge Road, London, N19

Approximate Area = 763 sq ft / 70.9 sq m
 Limited Use Area(s) = 88 sq ft / 8.2 sq m
 Total = 851 sq ft / 79.1 sq m
 For identification only - Not to scale

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
92-100	A		
81-91	B		
69-80	C		
55-68	D		73
39-54	E	57	
21-38	F		
1-20	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

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Highbury Office

90 Highbury Park
London N5 2XE

T (0)20 7354 9111

Stroud Green Office

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General Contact

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Agent's Note:

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