

Canonbury Street N1
£575,000 leasehold

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A stunning two bedroom, two bathroom apartment set in the heart of the Canonbury Conservation Area, close to all of the amenities Upper Street and Essex Road have to offer.

Laid-out over 680sq ft on the 2nd floor of a purpose-built apartment block, this recently refurbished apartment comprises of a generous and well-lit open-plan living-kitchen arrangement, fitted with fully integrate AEG and BOSCH appliances, two full double bedrooms with a principle en-suite shower, and a stylish three-piece main bathroom suite.

There are plenty of storage options through-out the apartment as well, with built-in wardrobes in both bedrooms and two handy utility closets accessible off the main hallway.

Canonbury Street is enviably located and provides easy access to Islington's highly sought-after Upper Street and Highbury Corner for an amazing array of cafe's, bars and restaurants.

Essex Road Station (Great Northern Rail) is less than a minute's walk from the apartment, giving access to Moorgate and The City. There are also multiple bus routes in the vicinity that provide connections to the West End, The City and beyond.

Lease Length - 121 years remaining
Service Charge - £1,881.25p/a
Ground Rent - £10p/a
Council Tax - £1547.88p/a



Approximate gross internal area:
680 sq ft (63.2 sq m)
EPC rating: C | Ref: ISL170112



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