



Stunning four bedroom terrace house on Warlters Road.

Warlters Road, London, N7

£1,200,000 Freehold





Reception room • Kitchen • Dining area • 4 bedrooms • 2 Bathrooms • Garden • Beautiful bay fronted house • Catchment of the Grafton Primary School • Stunning modern kitchen and dining area • Off street parking • Located near to excellent transport links

Local Information

The property is within the catchment of the Grafton Primary School (OFSTED outstanding) and offers excellent access to the Underground at Holloway Road (Piccadilly Line) with trains through to the West End and only 2 stops from Kings Cross, or the Overground at Caledonian Road & Barnsbury. In addition Camden, Kentish Town, Holloway and Islington all provide a wealth of amenities including shops, restaurants and bars, with Waitrose, Marks & Spencer and Selbys department store all on Holloway Road. For those who enjoy sporting activities, Islington tennis centre can be found locally on Market Road and the Sobell Leisure Centre on Hornsey Road.

About this property

A stunning four bedroom bay fronted family home located on a quiet street in the Hillmarton Conservation area.

Accommodation is beautifully presented and well balanced with a blend of classic and contemporary features. On the ground floor, a spacious hallway with ample built-in storage leads to a bay fronted reception room, a large and modern dining and kitchen area with patio doors to a large garden boasting over 1200sqft. First floor leads to two generous double bedrooms, one with fitted wardrobes, a third single bedroom and a spacious family bathroom. On the second floor there is a large double bedroom and en suite and useful eaves storage.

The property also benefits from lots of natural light, high ceilings, high specification fixtures and fittings and off street parking.



Tenure
Freehold

Local Authority
Islington

Energy Performance
EPC Rating = E

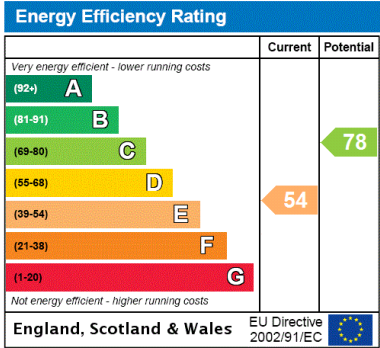
Viewing
All viewings will be accompanied and are strictly by prior arrangement through Savills Islington Office. Telephone: +44 (0) 207 226 1313.





Warlters Road, London, N7
Gross Internal Area 1533 sq ft, 142.4 m²

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