



Benthal Road Stoke Newington, London N16

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Benthal Road

Stoke Newington

London N16

Exceptional three bedroom garden duplex located moments from Church Street, excellent transport connections and popular local schools.



DESCRIPTION

Set within an attractive Victorian terraced house and arranged over three split-level floors, spacious accommodation boasts original features and stylish contemporary interiors. The property comprises a generous front reception room with bay-window and period fireplace; bright and airy modern kitchen-diner with work-island, a range of wall & floor units, and a selection of quality integrated appliances. Sliding doors access the rear garden, boasting lawn and paved patio area. Elsewhere there is a smart shower room; guest cloakroom/utility room, and three beautiful double bedrooms, two with built-in storage. Church Street and The High Street's eclectic array of eateries, independent shops, pubs and coffee bars are all in close proximity. Various open spaces are within easy walking distance, including leafy Clissold Park, Springfield Park and Hackney Downs. Transport links to The City and West End provide numerous good bus routes, and there are trains from Rectory Road Station (Overground) to Liverpool Street taking under fifteen minutes.

Share of Freehold

£900,000







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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