

**Drivers
& Norris**

EST. 1852



Seven Sisters Road, Holloway, London, N7

**Offers in excess of:
£290,000**

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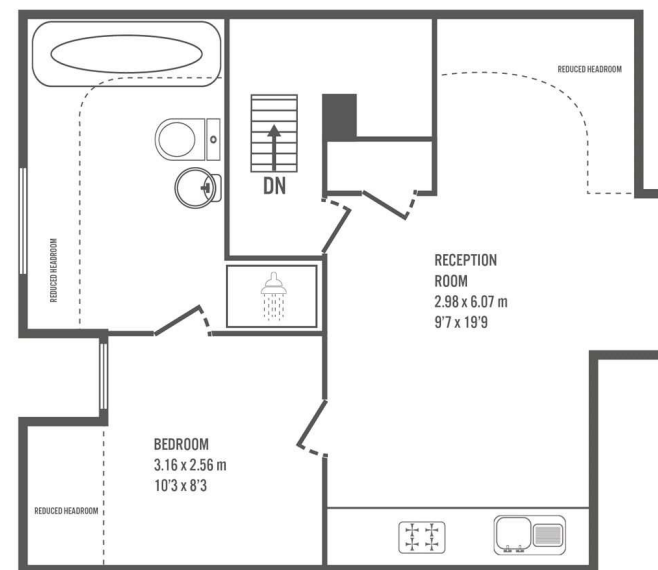
Situated on the top floor of this period building this naturally bright property offers flexible living accommodation of approximately 419 Sq.Ft, comprising of open plan reception, fitted kitchen with soft close technology and some integrated appliances, contemporary four piece bathroom suite with addition of full bath and additional walk in shower and separate double bedroom. The property further benefits from wood flooring, double glazed windows, gas central heating and built in storage cupboards.

Residents of the area benefit from being close to a number of local amenities including supermarkets, eateries, fresh food markets and independent coffee shops. Finsbury Park and Gillespie Park are both within easy reach offering outdoor facilities whilst the number of leisure centres offer further activities including fitness classes, tennis and football pitches.

The area is serviced by a number of transport links including Arsenal Underground Station (Piccadilly Line 0.4 miles away) and Finsbury Park Station (Victoria and Piccadilly Line 0.5 miles away), with further access to a number of bus routes that frequent the immediate location.

Council Tax Band:

- Freehold
- One Bedroom Apartment
- Recently Refurbished
- Long Lease In Excess Of 900 Years
- Open Plan Kitchen / Reception
- Four Piece Bathroom Suite
- Wood Flooring
- Close to station



TOTAL: 39 sqm | 419 sqft
MEASUREMENTS ARE APPROXIMATE | NOT TO SCALE | ILLUSTRATIVE PURPOSES ONLY | MADE WITH SENSE





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	48	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Drivers & Norris - Drivers & Norris

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Drivers and Norris Ltd t/a Drivers and Norris is a limited company registered in England and Wales. Company Registration Number: 00696136. Registered office: Balfour House, 741 High Road, London, N12 0BP.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.