



## Drayton Park, N5

£397,000

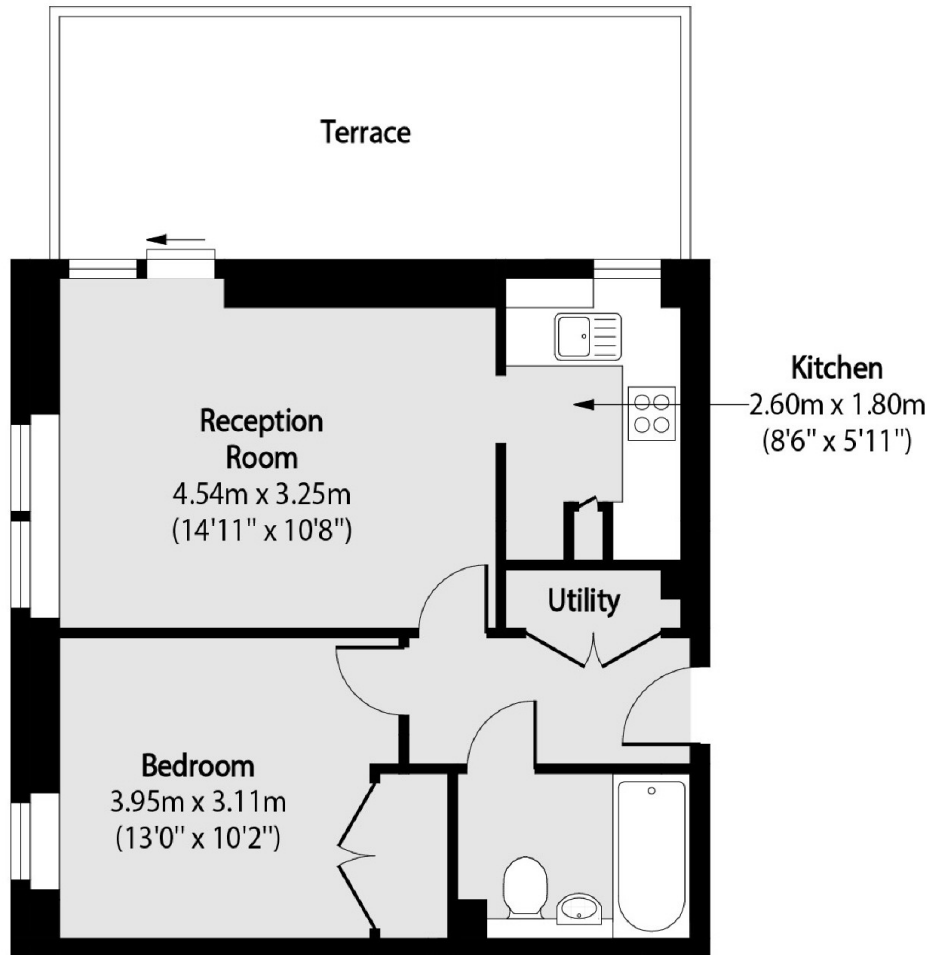
This beautifully presented one-bedroom apartment is on the third floor of a modern development in Highbury. The spacious open-plan reception and kitchen area is bathed in natural light, thanks to dual-aspect windows and patio doors that open onto a large, south-facing roof terrace. The generously sized double bedroom features fitted wardrobes, while a modern bathroom and ample hallway storage complete the layout. The property benefits from gas central heating throughout, with a newly installed, energy-efficient boiler. Additional amenities include secure ground-floor bicycle storage.

Excellent Transport Links, A short walk to Highbury & Islington tube station (Victoria Line), Holloway Road (Piccadilly Line), and only 120 metres from Drayton Park Overground station, with its fast service to Moorgate & City. Islington's famous Upper Street, full of trendy bars, shops and restaurants are also within walking distance.

### Features

- One Double Bedroom
- One Bathroom
- Private Terrace
- Open Plan Living & Kitchen Area
- Courtyard Views
- Chain Free

# Drayton Park, London, N5



Total area (approx): 43.77 sq m (471 sq. ft)

Terrace area (approx): 16.00 sq m (172 sq. ft)

## Dexters

Islington  
76 Upper Street  
London  
N1 0NU  
Sales  
020 7483 6373

Energy Rating: C. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

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