



SHEPPERTON ROAD, ISLINGTON, LONDON, N1
£750,000

A TRULY STUNNING AND COMPLETELY
UNIQUE TWO BEDROOM SPLIT LEVEL
APARTMENT WITH PRIVATE PATIO GARDEN.

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DESCRIPTION:

This outstanding two bedroom apartment is set in a converted warehouse and has been tastefully refurbished to the highest of standards. The space is utterly unique and offers a vast amount of natural light which highlights industrial features such as exposed brickwork and metal staircase which beautifully juxtapose with contemporary fixtures and soft furnishings. The first double bedroom has wonderfully high ceilings and light fills the room through stunning Crittal style windows. The living room offers an equally impressive space with a split level aspect creating an open plan, zoned space which is perfect for entertaining. The second bedroom is located on the upper level and has been beautifully designed to incorporate a attractive ensuite shower room whilst a separate luxurious shower room is located off the hallway and has been finished with contrasting grey tiling and high end fittings.

Shepperton road is set between Essex road Southgate road and is just moments from the green spaces of Rosemary Gardens, Shoreditch Park and the scenic Regents Canal. A variety of hugely popular local eateries and bars in De Beauvoir are within easy reach as are the high street shops and restaurants on Upper Street.

The flat is perfectly positioned for effortless access to the City and Shoreditch whilst a number of bus routes on Essex road offer routes to the West End.

Overground services from Haggerston and rail services from Essex Road provide easy access to Canary Wharf and Moorgate whilst the Northern line is within easy reach at Old Street or Angel.

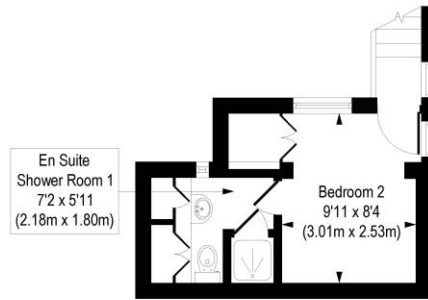
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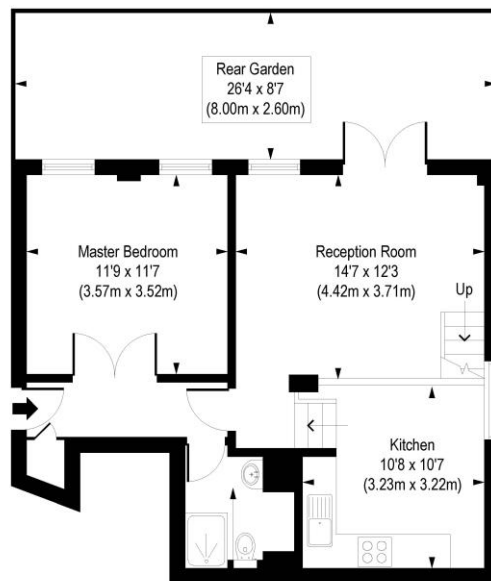
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Approx. Gross Internal Floor Area 699 sq. ft / 64.93 sq. m



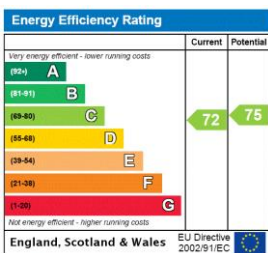
First Floor
Gross Internal
Floor Area 151 sq ft



Shower Room 2
7'2 x 6'5
(2.18m x 1.94m)
Ground Floor
Gross Internal
Floor Area 548 sq ft

COMPLIANT WITH RICS CODE OF MEASURING PRACTICE. Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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