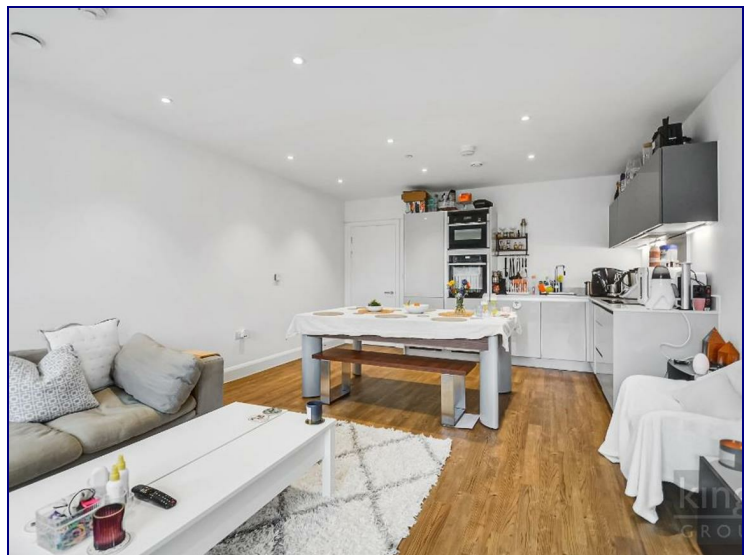


4 Oakwood Crescent, Hornsey, N10 1FB

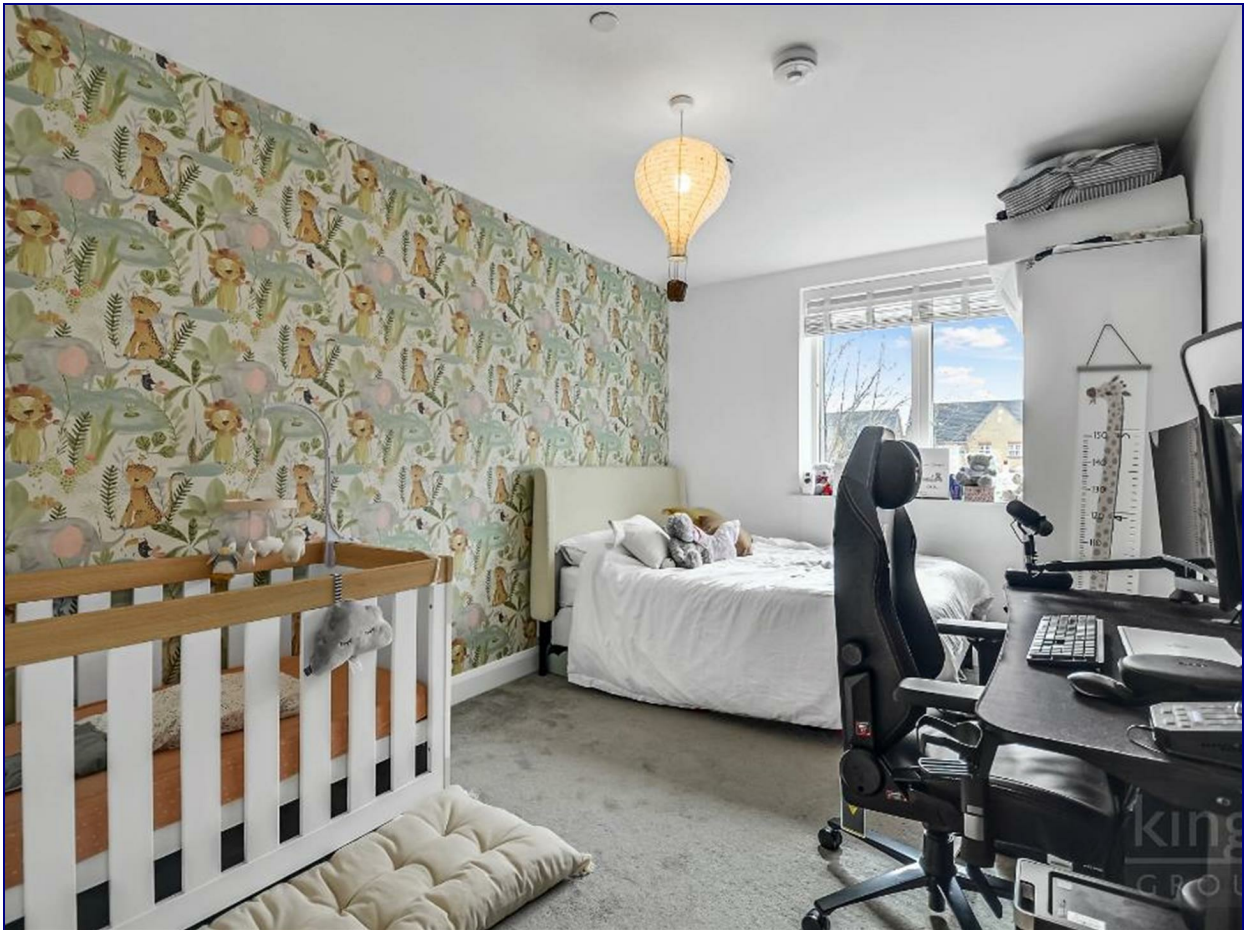


£585,000

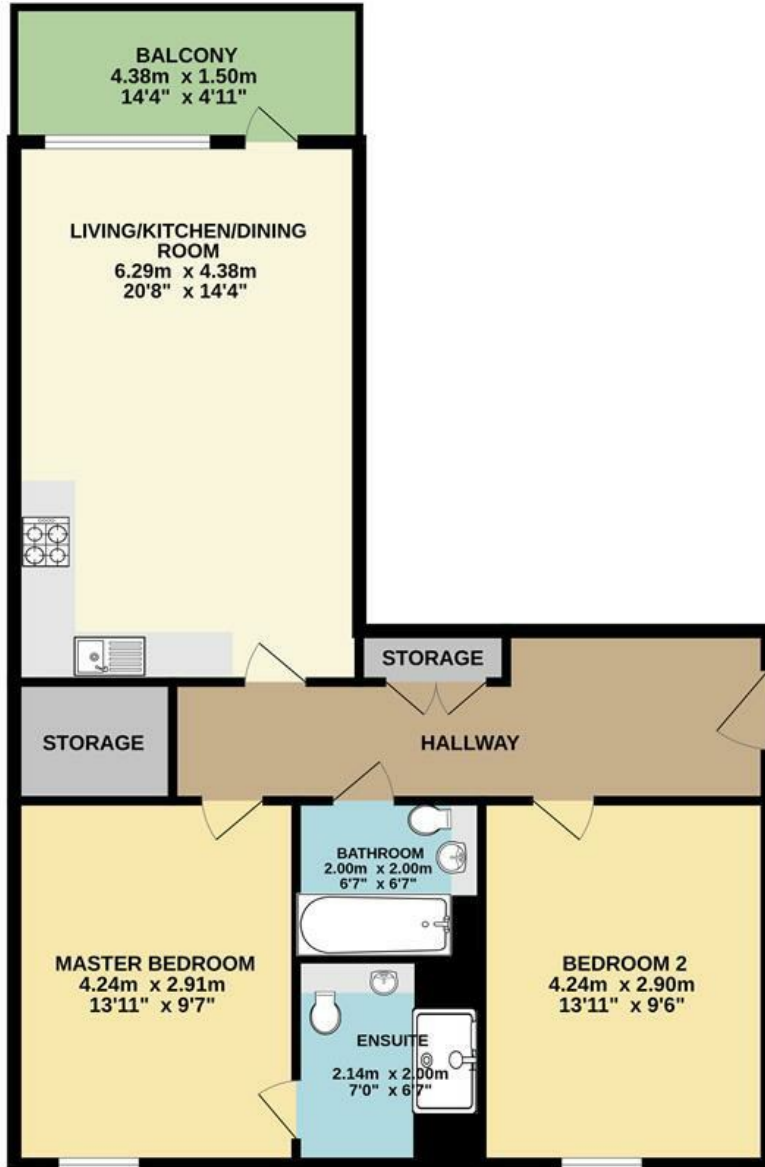
Kings Group is thrilled to present this stunning two-bedroom second-floor apartment, located in the vibrant and sought-after London Borough of Hornsey. This charming property boasts two generously sized double bedrooms, including a master bedroom with a private en-suite shower room, offering both comfort and privacy. A separate, well-appointed three-piece family bathroom adds convenience for guests and family members.

The spacious open-plan living and kitchen area is perfect for modern living, providing an ideal space for both entertaining and relaxation. One of the standout features of this home is the delightful balcony, a serene spot to enjoy your morning coffee or unwind after a busy day.

Ample storage space throughout ensures a tidy, clutter-free living environment. The property also offers the added benefit of an allocated parking space with an electric vehicle charger, making it an ideal choice for those with electric vehicles.



SECOND FLOOR



TOTAL FLOOR AREA : 75.0 sq.m. (807 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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| Energy Efficiency Rating | | Current | Potential |
|---|-------------------------|---------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (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 | 85 | 85 |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|-------------------------|---------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | EU Directive 2002/91/EC | | |

