



**Collett House Stamford
Hill, London**

£325,000 Freehold



Collett House Stamford Hill, London

326 Mare Street, Hackney, London, E8
1HA

0208 510 0808
www.kings-group.net

- One Bedroom Flat
- Second Floor
- Good Condition Throughout
- Early Viewings Recommended
- Lots of Natural Light
- Close to Local Parks/Green Spaces
- Freehold
- Excellent Location
- 0.3 Miles to Stoke Newington Station
- EPC Rating : C

Kings Group are pleased to present this well-proportioned one-bedroom flat situated within Collett House, a purpose-built residential block in the heart of Stamford Hill, N16.

This bright and comfortable property offers a spacious reception area with ample room for both living and dining, complemented by a separate fitted kitchen. The double bedroom is well-sized and benefits from natural light, while the bathroom is neatly presented and finished in a practical, low-maintenance style.

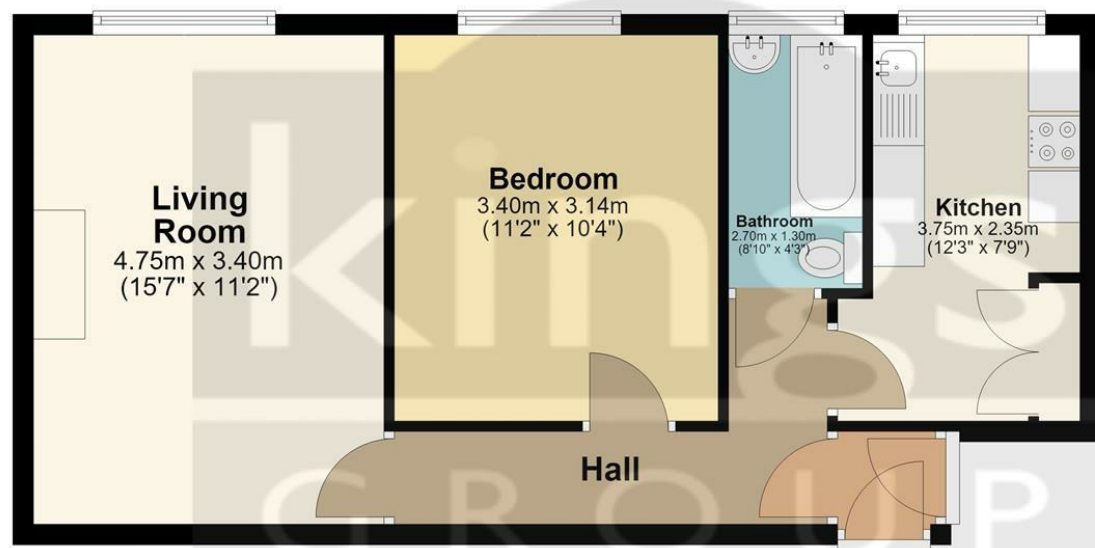
The flat forms part of a well-maintained development with secure entry and communal areas, making it an ideal option for first-time buyers or investors alike. Residents benefit from excellent local amenities nearby, including shops, cafés, and everyday essentials within walking distance.

Transport connections are strong, with several nearby stations providing convenient access into Central London and surrounding areas, making it suitable for commuters.

Overall, this is a solid one-bedroom home offering good space, a practical layout, and a highly convenient location in a well-connected part of North London.

Second Floor

Approx. 45.6 sq. metres (490.7 sq. feet)



Total area: approx. 45.6 sq. metres (490.7 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp.

Collett House





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