



**M&M**  
PROPERTY

## **Highbury Estate, N5**

**£470,000**



A very bright and spacious two double bedroom flat, as part of the second floor of this well maintained purpose built flat on the tree lined Highbury New Park. Comprising a good sized reception, separate kitchen, two double bedrooms and a bathroom with separate W.C. Additional benefits include; double glazing and gas central heating. The apartment has access to parking and bike storage.

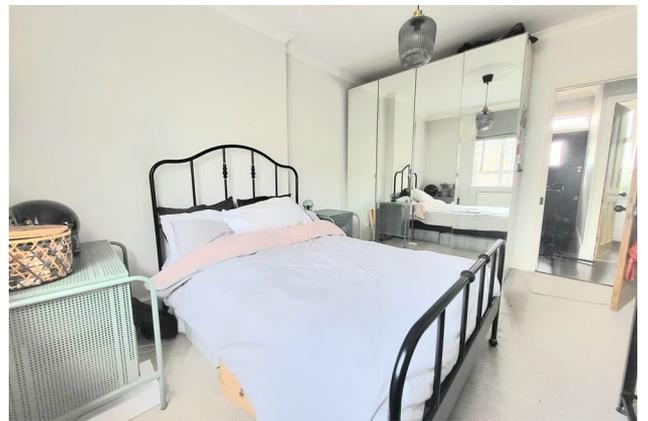
Set on a quiet residential street, the property is moments from Canonbury station and offers excellent access to the independent village like high street of Newington Green, which plays host to a wealth of quaint and independent cafes, bars, restaurants and shops. The property is also within easy reach of the social hotspots of Islington's Upper Street, and Hackney's Dalston and Stoke Newington Church Street. Highbury and Islington is the nearest tube station, and the area is served by a number of bus routes that connect well with The City and Westend.

**FOR FURTHER  
INFORMATION**

**Please call  
M & M PROPERTY  
on 020 7704 0664**

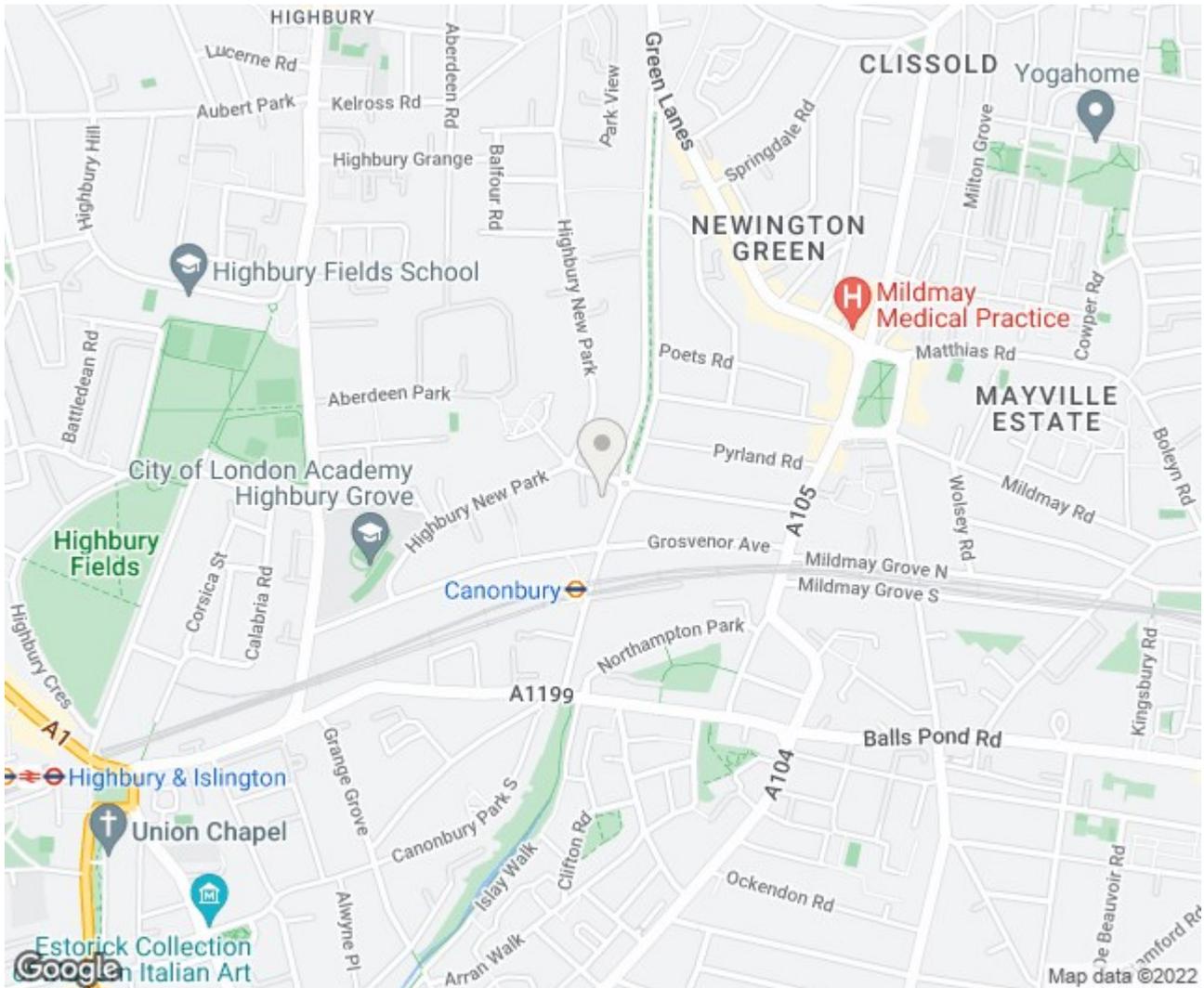
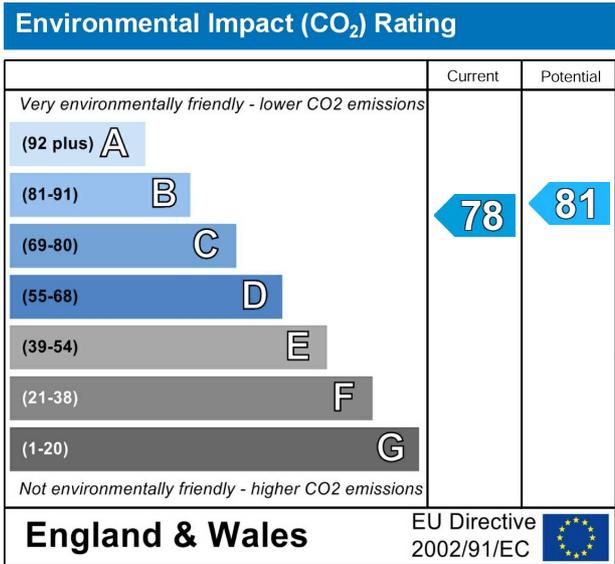
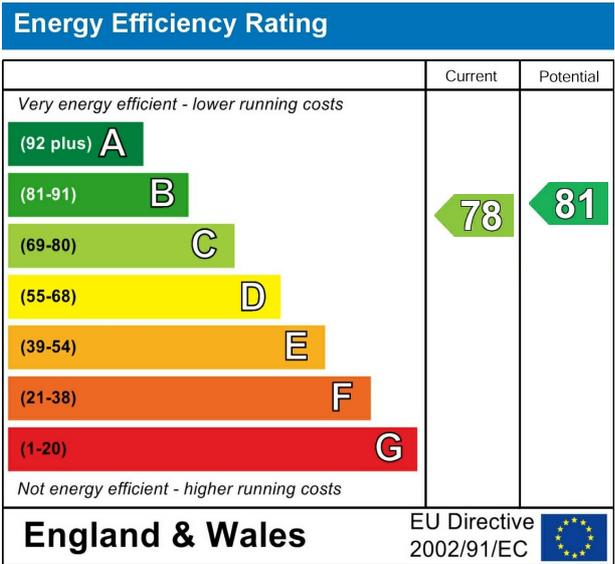
**M&M Property | Sales, Lettings and Property Management**

T 020 7704 0664 | F 020 7704 0736 | enquiries@mandmproperty.co.uk  
97 Newington Green Road, Islington, London N1 4QX | mandmproperty.co.uk



- Two Double Bedrooms
- Long Lease
- Separate W.C
- Close to Canonbury Overground
- Parking

- Purpose Built Block
- Separate Modern Kitchen
- Beautiful Tree Lined Street
- Highbury N5
- Bike Storage



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific settings. Room Sizes are approximate and believed to be accurate within inches and they should not be relied upon for carpets and furnishings.