



Piano Lane Stoke Newington, London N16

Piano Lane

Stoke Newington

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Stunning duplex apartment with wonderful roof terrace, set within this popular gated development in the heart of Stoke Newington.



DESCRIPTION

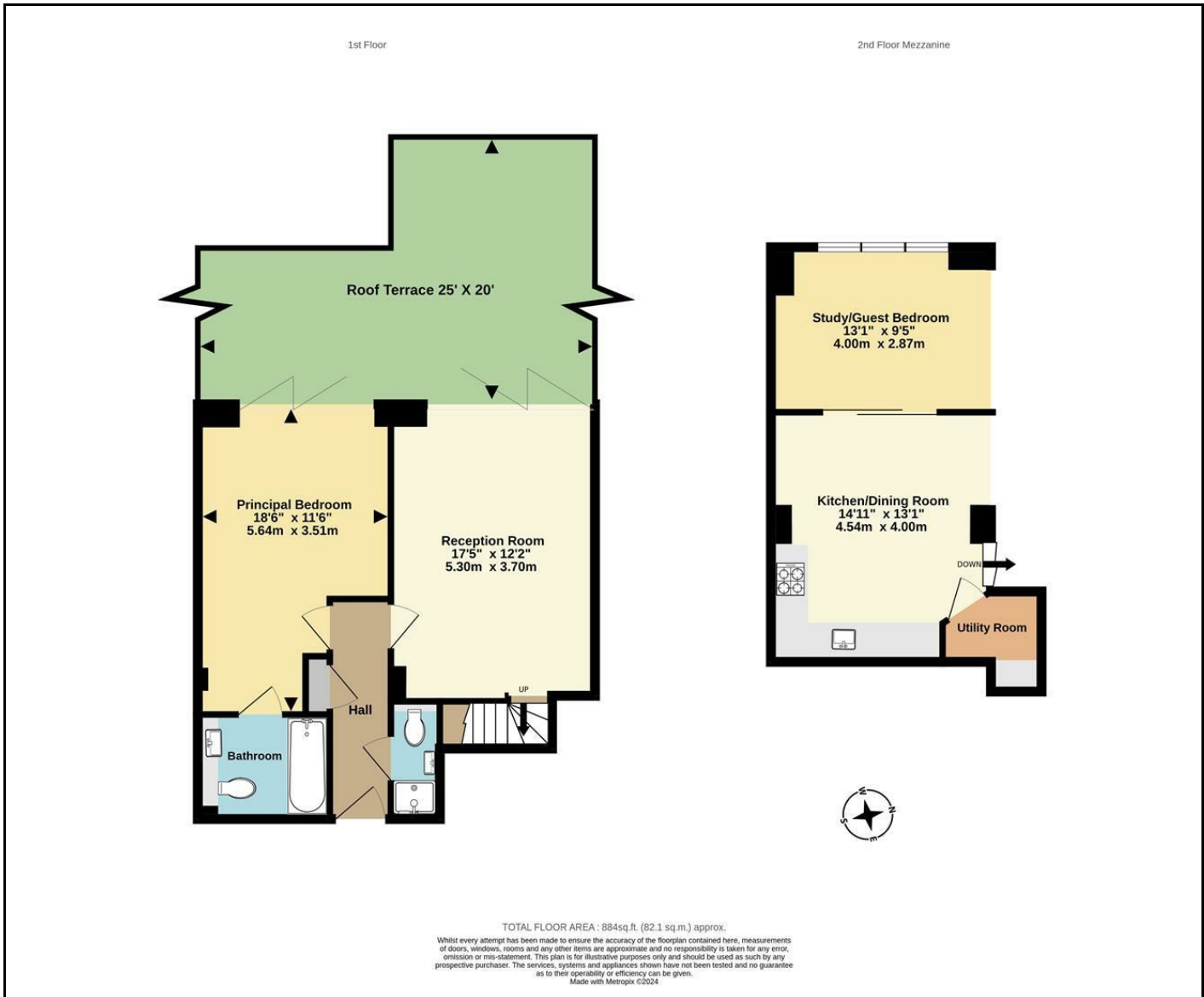
Offering a unique living space set over two levels, the accommodation is centred around a fabulous double-height reception room with doors out to a generous west-facing terrace. Elsewhere on this floor, the spacious principal bedroom boasts an ensuite bathroom and further doors to the terrace; a shower room and handy storage cupboard. A staircase with glass balustrade leads up from the living room to a smart kitchen-dining room with integrated appliances, and a utility room. By way of an ingenious set of sliding doors the room can be divided to create a separate study/occasional bedroom. Boasting high-quality & contemporary fittings throughout, the property also benefits from lift access and a concierge service. Clissold Park's green open spaces and Church Street's array of eateries, bars and shops are right at the end of the road. There are excellent transport links to The City and West End with numerous good bus routes and trains from Overground stations at Stoke Newington and Canonbury.

Leasehold

Asking Price £895,000







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	

NEXT MOVE

PROPERTY AGENTS

n16@nextmove.com
 020 7254 9709
 63-65 Stoke Newington Church Street,
 London N16 0AR

nextmove.com