



## HORNSEY ROAD

### LONDON, N19 4HT

**£500,000**  
**SHARE OF FREEHOLD**

A spacious two-bedroom ground-floor flat situated on Hornsey Road, N19, ideally positioned between Archway and Finsbury Park.

The property offers a bright open-plan living area, a modern fitted kitchen, two generous bedrooms, and a well-presented bathroom. Finished to a good standard throughout, it provides comfortable and practical living space ideal for professionals, couples, or small families.

Offered with a share of freehold and chain free, this property is perfect for both first-time buyers and investors alike.

Located in the heart of Islington, the flat benefits from excellent transport links, with Archway Underground Station (Northern Line), Upper Holloway Overground, and Finsbury Park Station all nearby. A wide range of local shops, cafés, and restaurants are just moments away.



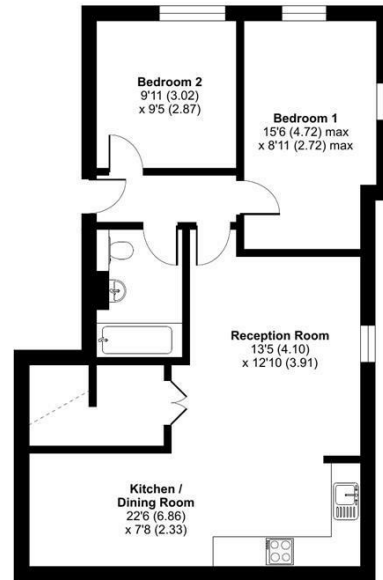
**TAYLOR HAWKINS**  
Estate Agents  
0208 958 2222 / TaylorHawkins.co.uk



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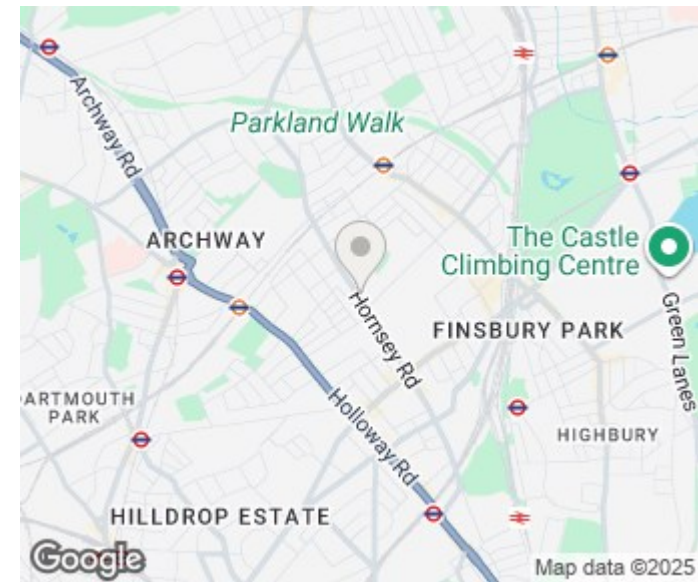
Approximate Area = 737 sq ft / 68.5 sq m

For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © nrdhcom 2024.  
Produced for Taylor Hawkins. REF: 1380648



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	76	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Edgware Sales  
58 Edgware Way  
Edgware  
Middlesex  
HA8 8DJ

020 8958 2222  
[property@taylorhawkins.co.uk](mailto:property@taylorhawkins.co.uk)  
<https://taylorhawkins.co.uk/>



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