

OAKLEY ROAD, DE BEAUVOIR, N1 N1 3LW

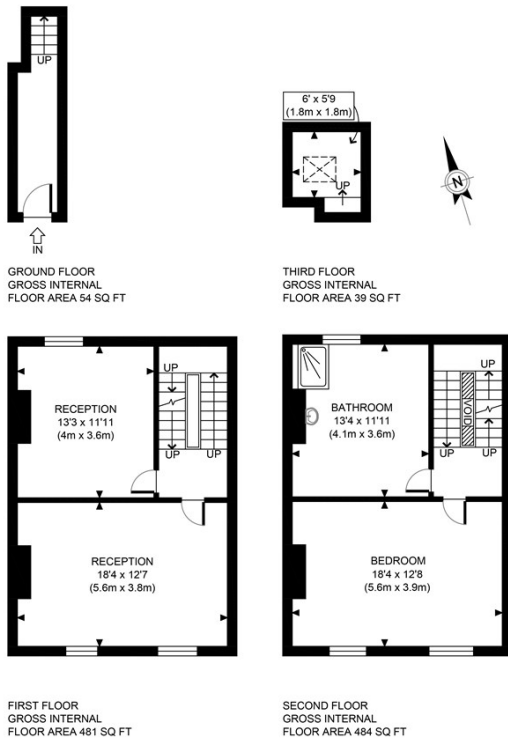
£850,000
SHARE OF FREEHOLD

A rare opportunity to acquire this, two double bedroom maisonette in need of a full refurbishment, arranged over the second and third floors of this charming period property.

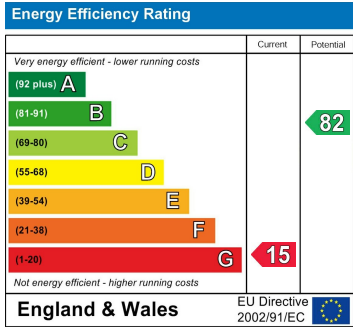
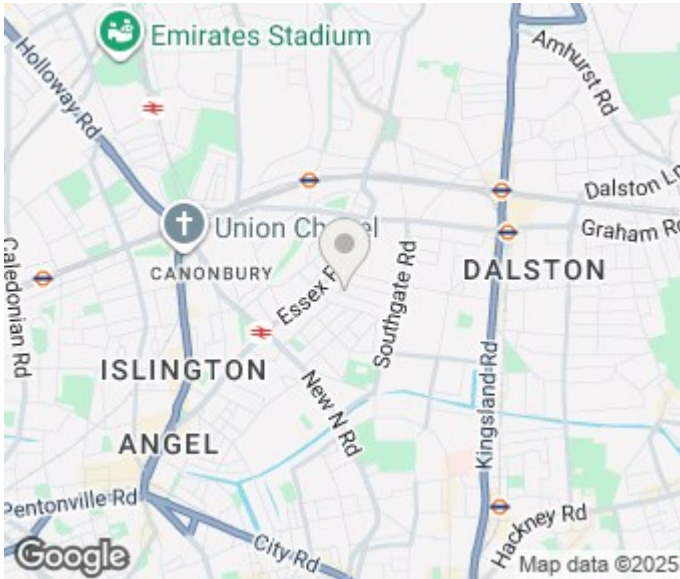
The property has planning permission granted to replace the existing butterfly roof with a part butterfly, part flat roof to form an outdoor terrace. Further benefits include VAT discount of 20% for materials purchased, +5% on any of the works charged by a VAT registered contractor. This property qualifies for the VAT discounts due to the property being vacant for 10+ years.

Oakley Road is an exceptionally quiet residential street in popular De Beauvoir, just a short walk from local favourites: the De Beauvoir Deli and the De Beauvoir Arms pub, Upper Street and Essex Road.

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APPROX. GROSS INTERNAL FLOOR AREA 1058 SQ FT / 98 SQM	Oakley Road
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.	date 28/09/22
	photoplan



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

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