17 Shannon Court, Dynevor Road, London, N16 0DB A one bedroom flat arranged on the top (2nd) floor of this small purpose built block located just south of Stoke Newington Church Street.

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## Guide Price £359,500 Leasehold

- 453 square feet
- Council Tax Band: B
- EPC Rating: D
- Excellent location
- Fitted Kitchen

A well proportioned one bedroom flat arranged on the top floor of this small, purpose-built block located just south of Stoke Newington Church Street and convenient for all the amenities of Stoke Newington High Street. Accommodation on the second floor presented in good order throughout with double bedroom, separate reception room, bathroom and well equipped kitchen. Well placed for access to all the vibrant shops, bars and restaurants of the area with regular bus routes and two overground rail stations within walking distance this flat is an ideal first purchase or pied-a-terre.







Julian Reid 51 Stoke Newington Church Street London N16 0AR jreid@julianreid.co.uk Fax: 020 7923 8651 +44 (0) 20 7923 8650 Important notice: Julian Reid, their dients and any joint agents give notice hat: 1: They are not authorized to make or give representations or warantes in relation to the property either here or elsewhere, either on their own behaf or othe dient or otherwise. They assume no responsibility for any statement that may be made be made in these particulas. These particulas do not form part of any offer or contract and must not be relied upon as statements or representations of fact. **2** Any areas, measurements or distances are appoximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Itshould not be assumed that the property has all necessary planning, building regulation or other rosens and Julian Reid have not tested any services. equipment of facilities. Puchases must satisfy themselves by inspection or otherwise.