



Brecknock Road, Tufnell Park, N7

**Offers in excess of:
£485,000**

Brecknock Road, Tufnell Park, N7

The property features a spacious reception room filled with natural light, enhanced by high ceilings and period charm, creating a warm and inviting space ideal for both relaxing and entertaining. The separate kitchen is well laid out with ample storage and workspace, while the two bedrooms provide comfortable accommodation, perfect for professionals, first-time buyers, or those seeking a home office.

A modern bathroom completes the accommodation, and the flat benefits from a share of a long lease of approximately 999 years, offering excellent long-term security.

Brecknock Road is superbly positioned for the vibrant amenities of Tufnell Park, Kentish Town, and Camden, with excellent transport links providing easy access across London.

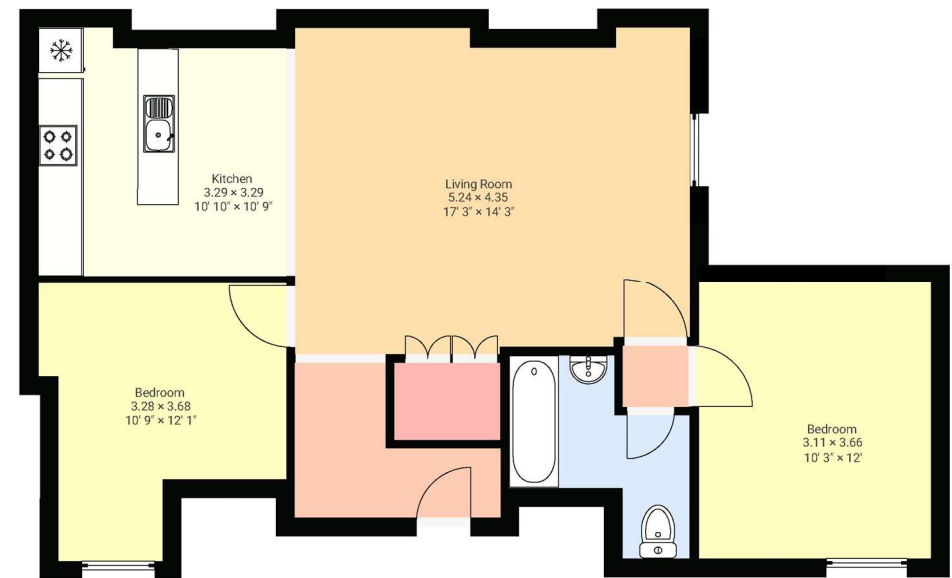
Offering space, character, and an exceptional location, this is a fantastic opportunity for first-time buyers, investors, or anyone seeking a well-connected North London home.

Council Tax Band: C

- Leasehold
- Two bedrooms
- Lounge
- Kitchen
- Bathroom/WC
- Chain Free
- Wooden floors
- 999 year lease

▼ 1st Floor

TOTAL AREA: 63.11 m² · 680.01 sq ft ·



THIS FLOORPLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND. SENSOPIA DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	65	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Drivers & Norris - Drivers & Norris

407-409 Holloway Road
Islington
N7 6HP

T: 020 7607 5001
E: info@drivers.co.uk
www.drivers.co.uk

Drivers and Norris Ltd t/a Drivers and Norris is a limited company registered in England and Wales. Company Registration Number: 00696136. Registered office: Balfour House, 741 High Road, London, N12 0BP.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.