CALVERLEY GROVE N19
OFFERS IN EXCESS OF
£1,100,000 FREEHOLD

We are delighted to offer for sale a very well presented three storey mid-terraced period house with a south-easterly facing rear garden.









Calverley Grove which runs parallel with St Johns Way, and is located off Mulkern Road, nearest tube station being Archway tube station (Northern line) and close to local bus services, shops, local schools and the Crouch End and Highgate areas.

This impressive property is arranged over the lower ground, raised ground and first floors with entrances on the lower and raised ground floors. The house offers well proportioned living accommodation and comprises two connecting reception rooms (front reception with window shutters) and a stylish kitchen on the lower ground floor with access from the rear reception and kitchen via fold back doors to the rear garden. There is then a further reception (which could be used as a further bedroom) and a luxury bathroom with a free-standing bath and separate shower area on the raised ground floor, with stairs up to the first (top) floor where there are two bedrooms (one with built in wardrobes).

Parking:	We have been advised by the owners a residents parking permit can possibly be acquired from the council. Please make your own enquiries.
Utilities:	The property is serviced by mains water, electricity, gas and sewage
Broadband and Data Coverage	Ultrafast Broadband services are available via Openreach, Virgin Media, Community Fibre, with a good level of mobile phone coverage.
Construction Type:	To be confirmed
Heating:	Gas

Council Tax: London Borough of Islington - Council Tax Band: E (£2576.29 for 2026/27)








M.I.P









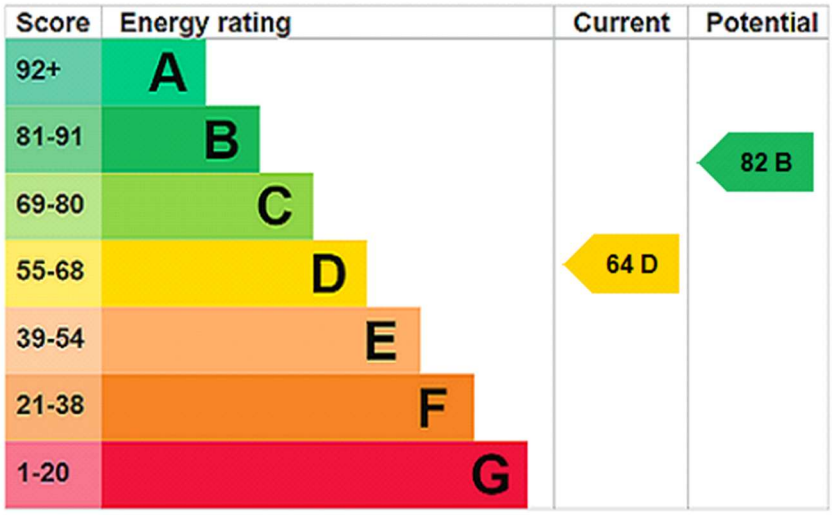






Whilst every attempt has been made in good faith to ensure the accuracy of these details, all data shown including the floorplan, are an interpretation for illustrative purposes only and should be used as a general outline for guidance only and is/are not to scale. Any areas, measurements or distances quoted are approximate and should not be relied upon to value a property or be the basis of any sale or let. Any intending purchaser should satisfy themselves by inspection, searches, enquires and full survey as to the correctness of each statement contained within these particulars and are not to be relied upon as a statement or representation of fact. No responsibility is taken for any error, omission, mis-statement or use of data shown. Please note the floor plan has been carried out by an independent company.

The agent has not tested any apparatus, equipment, fixtures & fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. These details may depict items that are not for sale or included in the sale of the property. Please note that we have not checked the situation with regards to planning consents, building regulation consents and any other relevant consent relating to this property, therefore any interested applicant should carry out their own enquiries with the appropriate parties and/or authorities. These particulars do not form part of any contract and all properties are offered subject to contract.



Calverley Grove, N19 3LG

Approx Gross Internal Area = 111.3 sq m / 1198 sq ft

Garden / Patio = 93.3 sq m / 1004 sq ft

Front Patio = 9.7 sq m / 104 sq ft

Total = 214.3 sq m / 2306 sq ft



Lower Ground Floor | Raised Ground Floor | First Floor

Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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