

Fairfax Road, N8

Anthony Pepe



Fairfax Road

N8

Offers Over: £400,000

This charming first-floor period conversion, situated in the highly sought-after Harringay Ladder, offers generous living space and excellent potential for modernisation. Offered chain free and the benefit of owning the whole freehold.

This is an excellent opportunity to acquire a characterful property in a desirable location, with scope to modernise, add value and make it truly your own.

The spacious 15ft reception room is a particular highlight, featuring large sash windows that flood the room with natural light. A separate, well-proportioned kitchen, bathroom and bedroom complete the main accommodation.

Stairs lead to an additional loft space, currently fitted with a skylight and fitted storage units, providing a versatile area that could be used as a home office or spare room.

There is also significant potential for further development, including the possibility of fully developing the loft space, subject to the necessary planning permissions and freeholder's consent.

Located on the Harringay Ladder, this home is close to transport links and parks. Green Lanes, with its range of restaurants, cafes, and pubs, is just a short walk away. Turnpike Lane Underground (Piccadilly Line) and Hornsey Overground stations provide easy access to central London and beyond.

1 Bedrooms

1 Receptions

1 Bathrooms

Tenure: Leasehold
Energy Efficiency Rating: E

















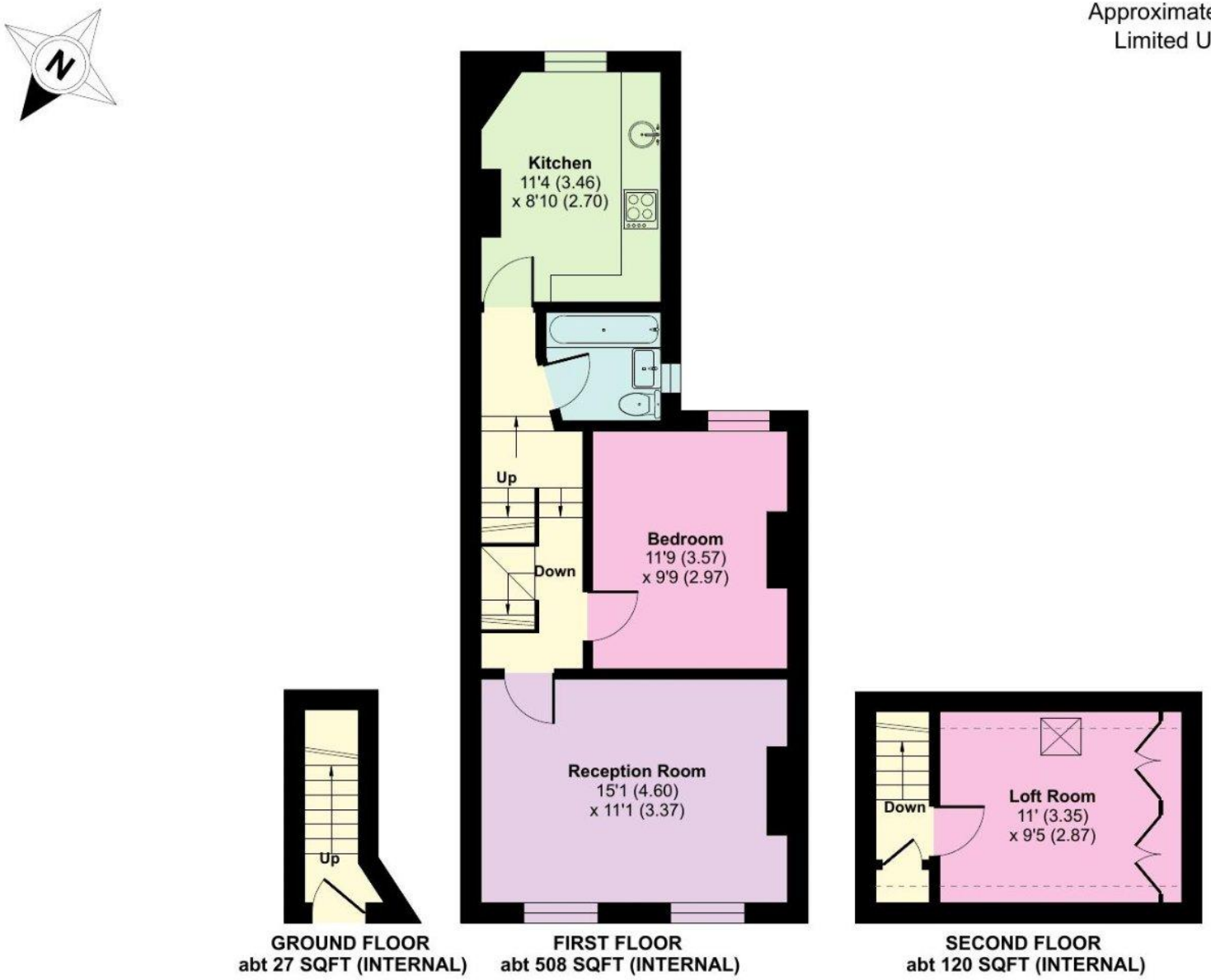


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Approximate Area = 655 sq ft / 60.8 sq m
Limited Use Area(s) = 22 sq ft / 2 sq m
Total = 677 sq ft / 62.8 sq m

For identification only - Not to scale

Denotes restricted head height



GROUND FLOOR
abt 27 SQFT (INTERNAL)

FIRST FLOOR
abt 508 SQFT (INTERNAL)

SECOND FLOOR
abt 120 SQFT (INTERNAL)

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026.
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