

**Mildmay Road, Islington  
 2 Bedroom Maisonette**

**Price: £700,000**



- ✓ Two Double Bedrooms
- ✓ Split Level
- ✓ Built in Storage
- ✓ Chain Free

- ✓ Top Floor Flat
- ✓ Share Of Freehold
- ✓ Close To Transport Links
- ✓ 964 Sq Ft

## Mildmay Road, Islington

Bryan Estates are glad to present this fantastic two double bedroom, split level flat located on Mildmay Road, Islington N1.

Offering a large reception lounge with superb features, a spacious kitchen area with fitted appliances, two large double bedrooms and a modern tiled bathroom. Set out over two levels, spacious throughout and finished to an extremely high standard.

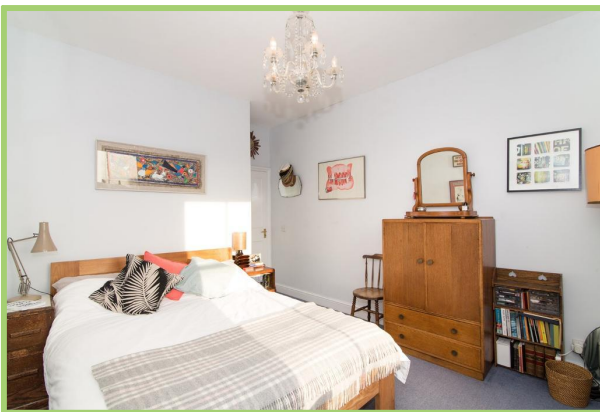
Share Of Freehold.

Chain Free.

Please call 0207 998 4788.

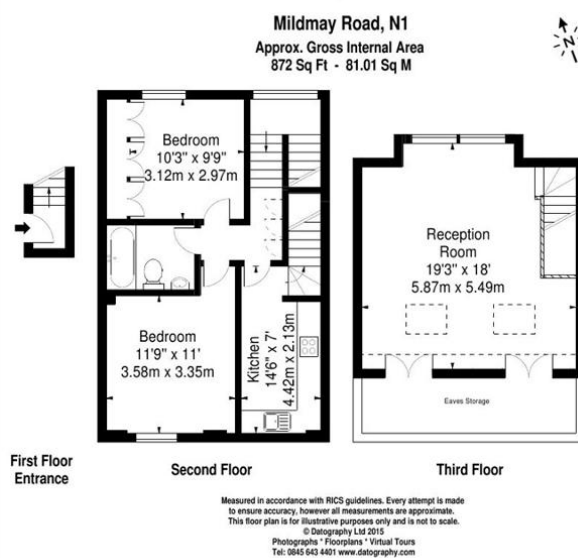
## Location

Located on a residential Victorian street within Islington N1, a short walk from Newington Green. Great amenities surround the property as well as excellent transport links. Residential Parking is available on the road, Dalston is a short walk.



Particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. Services, fittings and equipment referred to within the sales particulars have not been tested and no warranties can be given and prospective buyers must make their own enquiries regarding such matters.

Measurements are approximate and are for a guide only (room measurements are taken and to be to the nearest 3"), we would therefore advise prospective purchasers to check any measurements that are of particular importance to them. Some statements are inevitably 'subjective' and are therefore the view of the author at the time the information was prepared. If any items are important to you, please check with the office first, especially if you are travelling some distance to view.



## Energy Performance Rating

## Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70   C
55-68	D	63   D	
39-54	E		
21-38	F		
1-20	G		