

Queensland Road, London, N7

Asking Price: £525,000

Benham & Reeves

Queensland Road, London, N7

2 Bedrooms | 1 Bathroom | Leasehold

An immaculately presented apartment with private balcony and secure underground parking situated on the sixth floor of this stylish modern development located moments from the iconic Emirates Stadium

The accommodation includes an impressive 25' reception room with a contemporary open plan kitchen and direct access to the private balcony offering far reaching views. There are two generously proportioned double bedrooms complemented by a large en suite Jack and Jill bathroom and a spacious entrance hall with storage cupboard.

Further benefits include large double-glazed windows throughout, underfloor heating, a concierge service and a residents on site fitness suite.

Queensland Road is perfectly placed for easy access to the eclectic mix of independent retailers and high street brands found along Holloway Road and Upper Street. The wide open spaces of Finsbury Park and Highbury Fields are within easy reach, as are excellent transport links including Drayton Park overground station, Holloway Road underground station (Piccadilly Line) and Highbury & Islington station (Victoria Line) providing a quick link to Kings Cross & St Pancras International station.







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Property Features:

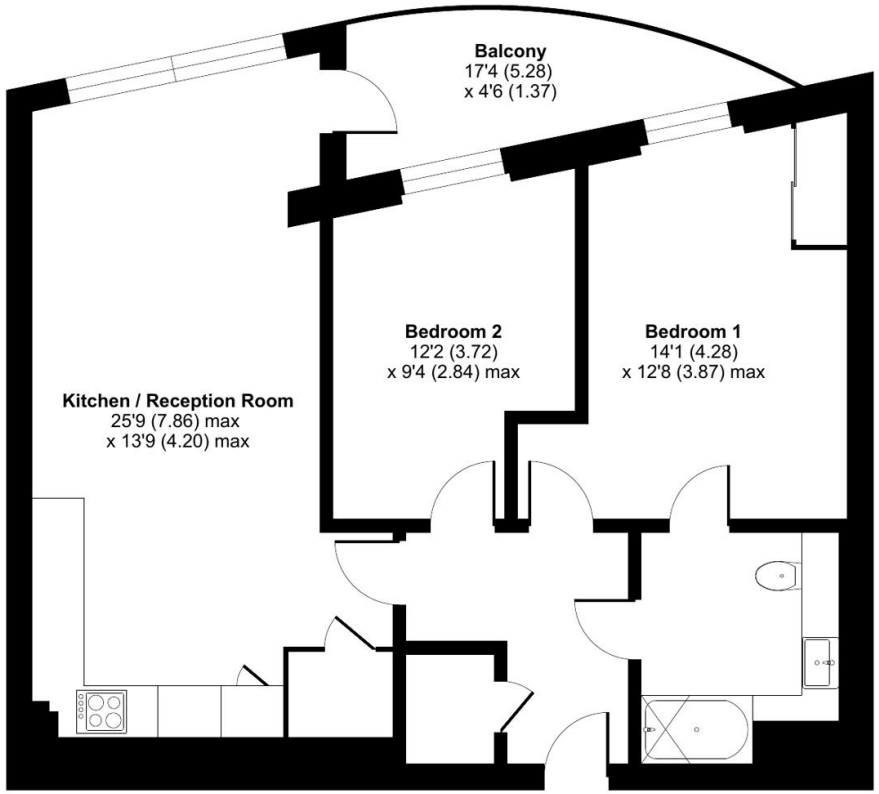
- 2 Bedrooms
- 1 Bathrooms
- Balcony
- Concierge
- Lift
- Fitness Studio
- Convenient Location
- Allocated Parking Space
- 722 Square Feet (Approximately)

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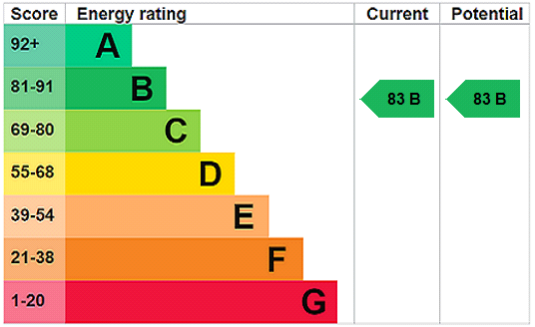
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Approximate Area = 726 sq ft / 67.4 sq m

For identification only - Not to scale



EIGHTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Benham & Reeves. REF: 1423834

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Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£525,000
Tenure:	Leasehold Expires 23/06/3012 Approximately 985 Years Remaining
Ground Rent:	£600.48 (per annum) To April 2027
Service Charge:	£4,724.44 (per annum) To April 2027
Anticipated Rent:	£2,800.00 pcm Approx. 6.4% Yield

Viewings:

All viewings are by appointment only through our Dartmouth Park Office.

Our reference: HKG240001

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