



Hungerford Road, Camden, London, N7

Guide Price: £395,000

Leasehold

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This naturally bright and beautifully finished apartment is set on the ground floor of a secure purpose-built block offers flexible living accommodation of just under 500 Sq.Ft.

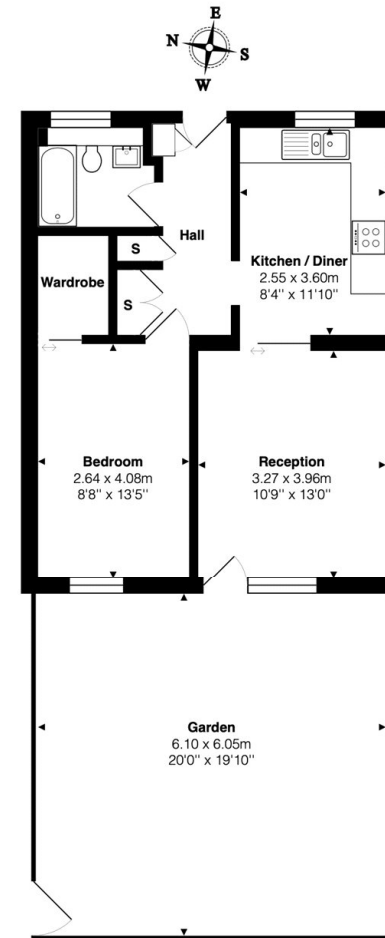
On entering the property, the hall gives way to the kitchen/diner which has been fitted with contemporary wood style and high gloss units, integrated appliances and a quartz worktop.

Directly opposite is the spacious lounge, flooded with light, the reception room offers wonderful entertaining space which leads directly onto the private garden area. The luxury fully tiled bathroom suite offers bath tub with overhead waterfall shower, separate hose both with wall mounted controls, floating wash basin with single lever and low level W.C. Adjacent, the double bedroom offers views over the garden area and walk in wardrobe.

To the rear of the property is the private garden area which has been fully landscaped with natural stone slabs laid to planters and panelled fencing, there is a further addition of a summer house/shed with electrics currently being used for storage.

The property further benefits from new boiler, radiators and piping, engineered wood flooring, built in storage cupboards and downlights. Hungerford Road is situated within one of London's fastest changing areas with the influence of Kings Cross/St Pancras International being felt all the way along Caledonian Road.

- Extensively Refurbished
- One Double Bedroom
- Modern Fully Fitted Kitchen
- Spacious Reception Room
- Private Landscaped Garden
- Long Lease
- Luxury Bathroom
- Close To Underground Station



Total Area: 47.7 m² ... 513 ft² (excluding garden)

All measurements are approximate and for display purposes only





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Disclaimer

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