

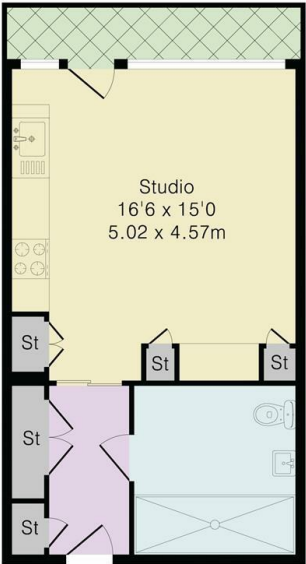


## Flat 1505 Canaletto Tower, 257 City Road, London, EC1V 1AE

£2,600 Per month

- Studio appartement
- Juliette balcony
- gym, spa, cinema room, 24th-floor sky terrace and lounge
- 24h concierge

Approximate Gross Internal Area 385 sq ft – 36 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practice. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



## Directions

## Viewings

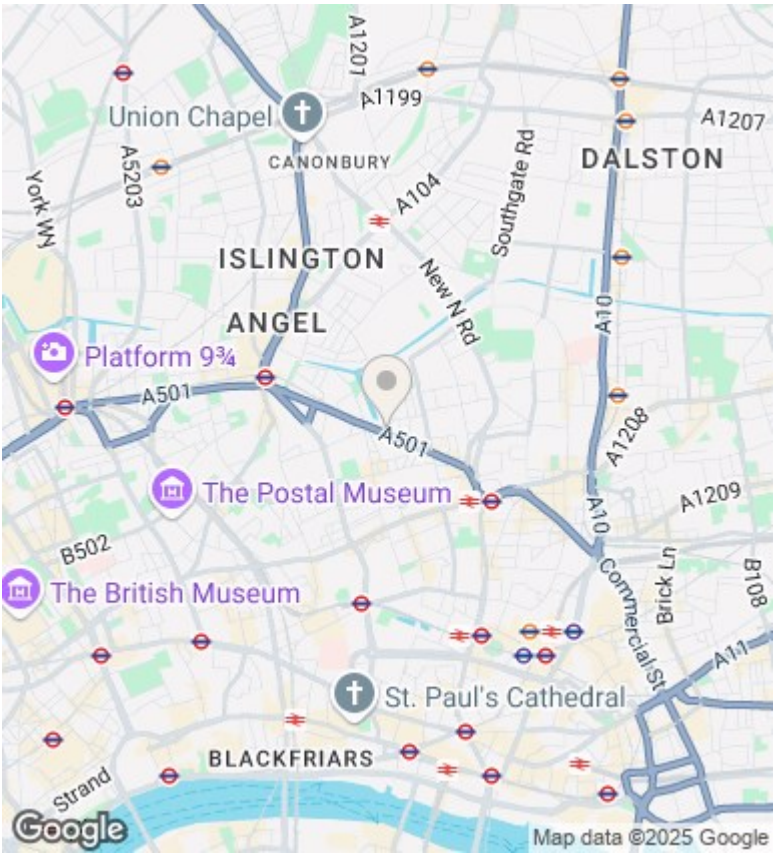
Viewings by arrangement only. Call 0208 075 4927 to make an appointment.

## Council Tax Band

D

## EPC Rating:

B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC