



NEW PROPERTY
PROFESSIONAL PHOTOGRAPHY
& FLOORPLANS COMING SOON.
PERFECT FOR LSE OR UCL STUDENTS.
BOOK YOUR VIEWING NOW

Flat 17, Chancellors Court Orde Hall Street, Holborn, Russel Square, London, WC1N 3JB

Carter & Reeves is proud to present this amazing 3 bedroom flat with a large kitchen located in a prime residential block mins walk from Holborn and Great Ormond Hospital. This property is perfect for Students and Working Professionals.

Viewings are highly recommended and arrangeable immediately, the property is available from the 12th July for Lettings.


This property comes fully furnished, newly added decor, three double rooms. The large modern kitchen offers space for communal seating. It comes with all modern appliances and has wooden flooring throughout. The current lounge has been converted as third bedroom but also can be reverted back.


The property is located within a few minutes' walk of n, also close to local amenities. shops, restaurants and bars aswell as LSE University which is 15- 20 min walk.

If you would like to book a viewing or request further information, please call in and speak to a member of our lettings team on 020 7278 9444.

- Three Double Rooms
- Communal Dining Space

£3,500 Per month

| Energy Efficiency Rating | | |
|---|----------------------------|---|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (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 |  |

| Environmental Impact (CO ₂) Rating | | |
|---|----------------------------|---|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC |  |

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IMPORTANT NOTICE
 Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further enquiries to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.