

# MATTHEW JAMES

Residential Sales • Lettings • Management



Farrier Street, Camden, NW1 8PJ

**Asking Price £450,000**

A large second floor purpose built flat set within a small block offering a generous 793 Sq/Ft (73 Sq.M.) of internal floor space comprising of a living room, kitchen breakfast room, two double bedrooms a bathroom and with the added benefit of a spacious communal courtyard. Located within a short walk of Camden Towns famous market with its wide selection of food outlets, pleasant canal walks and independent shops as well as good transport links into town. Offered Chain Free. New 250 Year Lease. A Mixed Tenure Block.

## First Floor

### Entrance Hallway



### Living Room



### Kitchen Breakfast Room



## Bathroom/W.C.



## Bedroom One



## Bedroom Two



## Additional Information

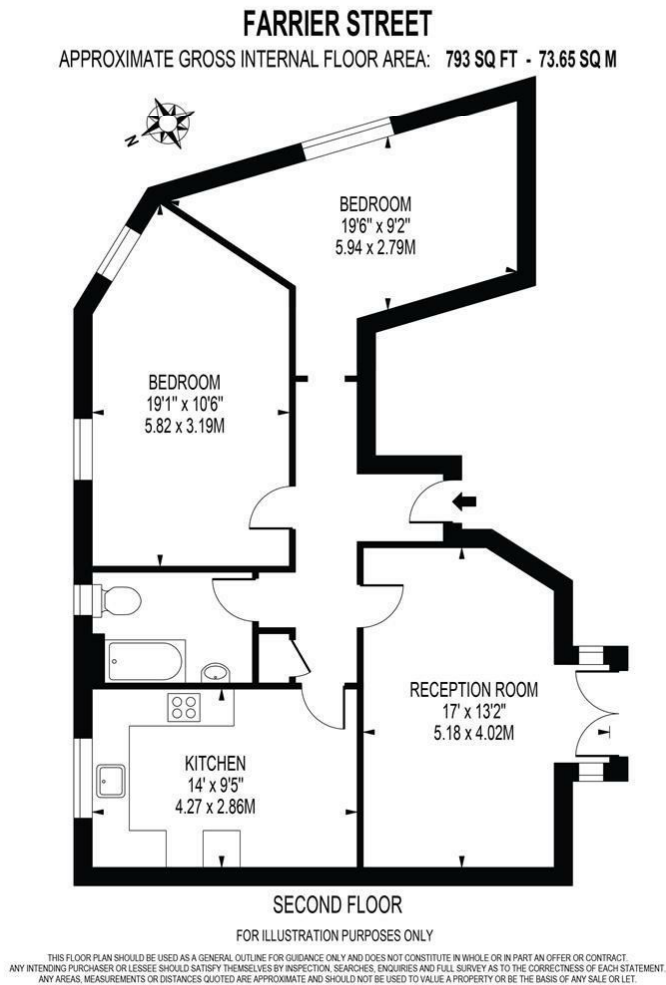
New 250 Year Lease

Service Charge £1426.22 per annum

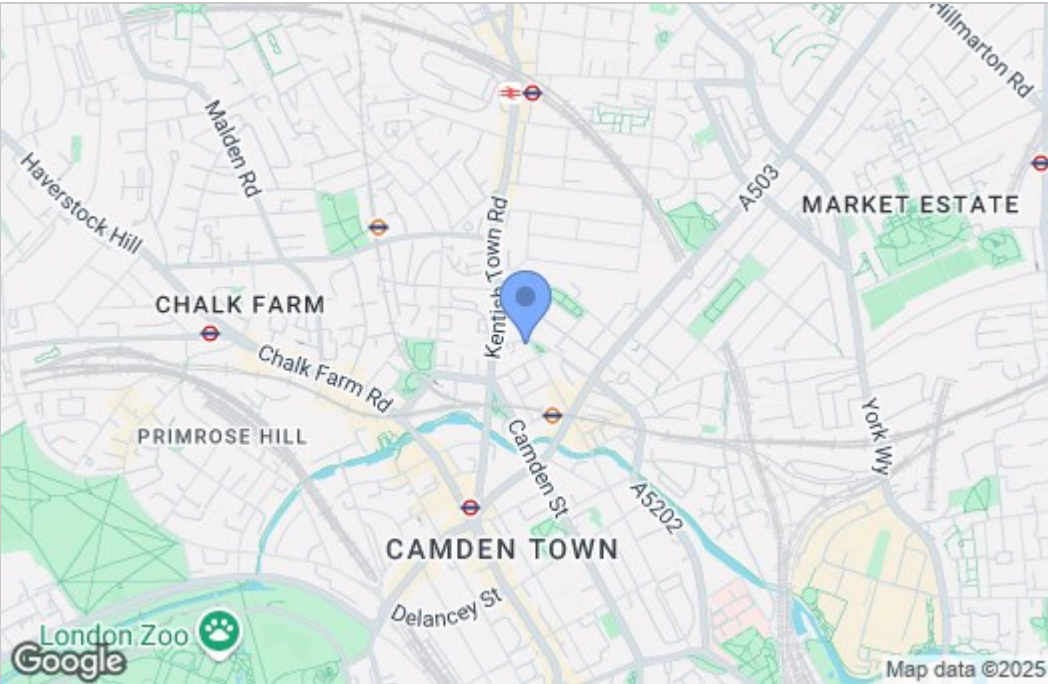
Ground Rent - Zero



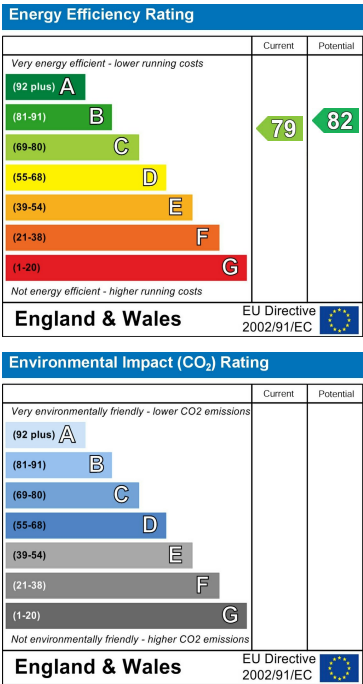
Floor Plan



Area Map



Energy Efficiency Graph



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