



**CHARLTON PLACE LONDON N1**  
*£575 PER WEEK AVAILABLE 31/07/2024*

**Hamptons**

THE HOME EXPERTS

# { THE PARTICULARS

**Charlton Place London N1**

**£575 Per Week**  
**Part-furnished**

 **1 Bedroom**  
 **1 Bathroom**  
 **1 Reception**

## Features

- One Double Bedroom, - One Bathroom, - Private House, - Fantastic Location, - Close To Angel Underground Station, - Split Level, - Unique Property, - RENT INCLUSIVE OF COUNCIL TAX, - Council Tax - Band N/A.

## Council Tax

Council tax band not specified

## Hamptons

97-99 Upper Street  
Islington, London, N1 ONP  
0207 359 5675  
islingtonlettings@hamptons-int.com  
www.hamptons.co.uk

## The Property

**\*\*Rent Includes Council Tax\*\*** Located in the centre of Angel and Upper Street, this architecturally designed loft style one bedroom house boasts fantastic split level living and modern amenities throughout. Comprising large open plan living space, with separate, recently fitted kitchen. A spiral staircase leads to an upper mezzanine office space and double bedroom with fitted storage with a separate shower room. Offered furnished/Part furnished. Cable TV available at tenants cost / arrangement (\*No terrestrial TV antenna/satellite dish permitted). No permit parking available.



# CHARLTON PLACE

Approximate Gross Internal Area

Ground floor = 313 sq. ft. (29.1 sq. m.)

First floor = 209 sq. ft. (19.4 sq. m.)

Total = 522 sq. ft. (48.5 sq. m.)



Ground Floor



First Floor

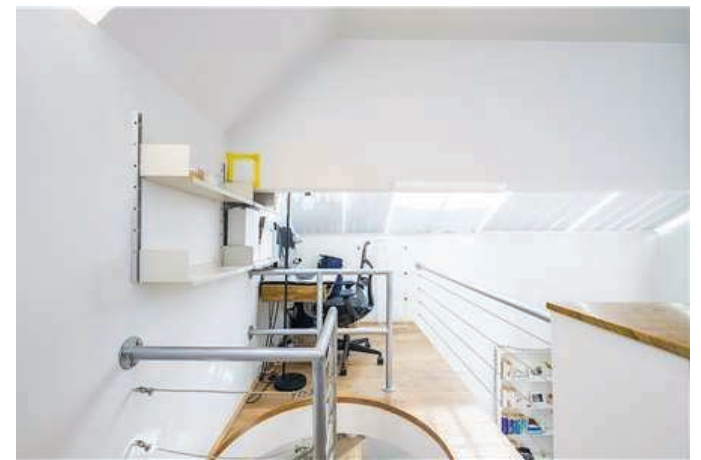
This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
ID 753667

CH = Ceiling Height

## For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.



Awaiting Photograph