



Glass House  
175 Shaftesbury Avenue, WC2H







Recently refurbished to the highest standard, this two bedroom, two bathroom apartment is located on the 3rd floor and spans over 1216 of internal living space.

- Virtual Tour Available
- Long Lease
- Lift Access
- Shaftesbury Avenue Is Home To London's Most Prestigious Theatres
- The Nearest Underground Stations Are Covent

**£1,250.00 per week (£5,416.67 pcm)**


Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

[chestertons.com/property-to-rent/applicable-fees](https://www.chestertons.com/property-to-rent/applicable-fees)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	69	70
(55-68)	D		
(39-54)	E		
(27-38)	F		
(13-26)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

**Minimum Term:** 6 months  
**Deposit Required:** £0.00  
**Local Authority:** Camden London Borough Council  
**Council Tax Band:** G  
**EPC Rating:** C

*Chestertons Covent Garden Lettings*

196 Shaftesbury Avenue  
 Covent Garden  
 London  
 WC2H 8JF

[lettings.coventgarden@chestertons.com](mailto:lettings.coventgarden@chestertons.com)

02030408400



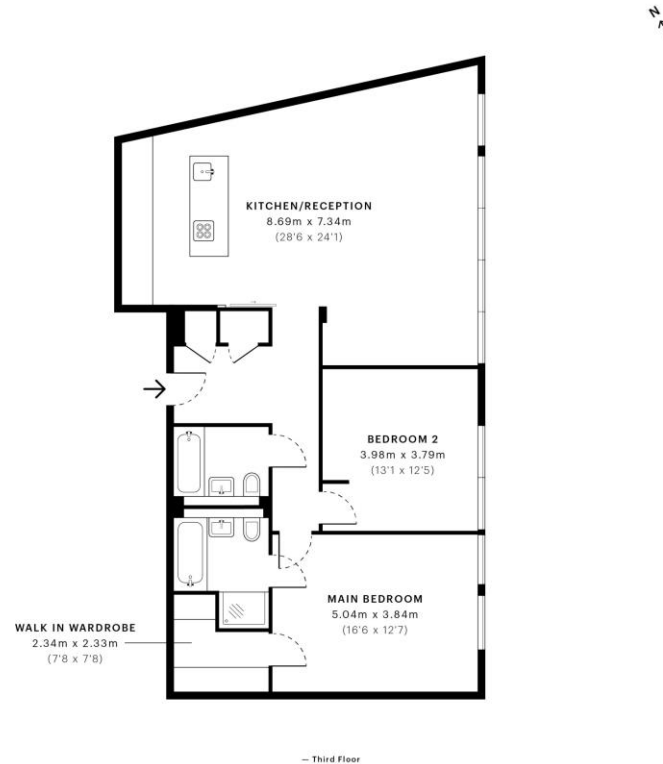


## Glass House, WC2H

CAPTURE DATE: 29/06/2022 LASER SCAN POINTS: 94,668,433

GROSS INTERNAL AREA

112.99 sqm / 1216.21 sqft



GROSS INTERNAL AREA (GIA)  
The footprint of the property  
112.99 sqm / 1216.21 sqft

NET INTERNAL AREA (NIA)  
Excludes walls and structural features  
Includes washrooms, restricted head height  
108.52 sqm / 1168.10 sqft

EXTERNAL STRUCTURAL FEATURES  
Balconies, terraces, verandas etc.  
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT  
Limited use area under 1.5m  
0.79 sqm / 8.50 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPWAS 3B RESIDENTIAL: 113.69 sqm / 1223.75 sqft  
IPWAS 3C RESIDENTIAL: 109.55 sqm / 1179.19 sqft

SPEC ID: 62b886015a803a0dc14c8dc1

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