



# Agar Grove

Camden, NW1

£2,800 per month  
(£646.15 per week)

This spacious two double bedroom, two bathroom apartment is situated on the first floor within this impressive converted pub. The property comprises; open plan reception room, two double bedrooms and two bathrooms.





# Agar Grove

## Camden, NW1

- Spacious 2 Bedroom first floor apartment within converted pub
- Open Plan Reception & Kitchen/Dining, En-Suite Shower & Bathroom
- Camden Square Gardens is only moments away
- Finished to high standard throughout





This spacious two double bedroom, two bathroom apartment is situated on the first floor within this impressive converted pub. The property comprises; open plan reception room, two double bedrooms and two bathrooms.

This impressive apartment further benefits; wooden flooring, modern fixtures and fittings, spacious accommodation circa 1055 sq ft, is offered furnished and available May.

Agar Grove is ideally situated moments from Local amenities, close to Camden Square and close to excellent transport links into the City.

**Minimum Term:** months  
**Deposit Required:** £0.00  
**Local Authority:**  
**Council Tax Band:**  
**EPC Rating:** E  
**Furnished, Part Furnished, Unfurnished**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
<b>A</b> (94-100)		
<b>B</b> (81-93)		
<b>C</b> (69-80)		
<b>D</b> (55-68)	67	67
<b>E</b> (39-54)		
<b>F</b> (21-38)		
<b>G</b> (1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

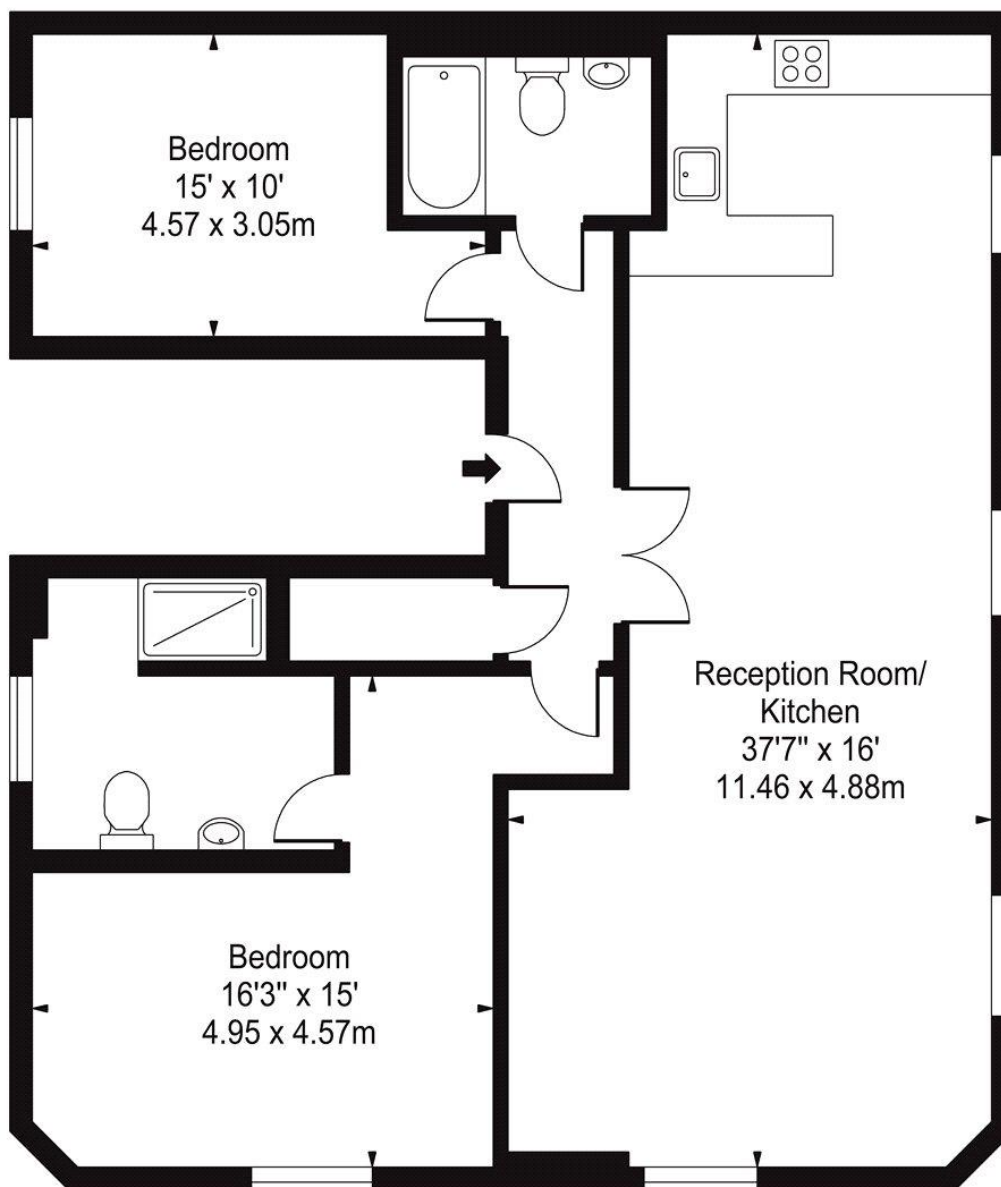
### *Chestertons Camden & Primrose Hill Lettings*

99-101 Parkway  
 London  
 NW1 7PP  
 camden@chestertons.co.uk  
 02072673574  
 chestertons.co.uk

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.co.uk/property-to-rent/applicable-fees

# Agar Grove, NW1

Approximate Gross Internal Area 1055 sq ft / 98 sq m



First Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

