# **GLOUCESTER AVENUE**

£3,500 pcm

NW1



## **GLOUCESTER AVENUE**

This impressive two double bedroom apartment is situated on the raised ground floor within this highly sought after development. The property comprises; spacious reception room with dining area, modern kitchen, two double bedrooms and two bathrooms.







## Specifications

- Newly refurbished 2 Bedroom ground floor apartment
- Reception/Dining, Kitchen & Bathroom (separate Shower)
- Conveniently located to both Primrose Hill & Camden Town
- Offering circa 1200sqft of accommodation







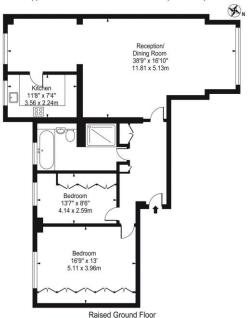




Price: | EPC: D

#### Gloucester Avenue NW1

Approximate Gross Internal Area 1200 sq ft / 111 sq m



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 deficances quoted are approximate and should not be used to value a property or the basis of any sale or left.

#### Gloucester Avenue, NW1

Approximate gross Internal area 111.5 sq m / £2.92/Sq.Ft. p/m

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

### Location

Gloucester Avenue is ideally situated moments from all the amenities of Camden Town and Primrose Hill and close to excellent transport links including Camden underground station.



Chestertons Camden & Primrose Hill 99-101 Parkway London, NW1

02072673574 camdentownlettingsusers@chestertons. chestertons.co.uk

Chesterton Global Ltd trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any persyn in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chestertons Global Ltd | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB registered Company Number 05334580.

