





# Belsize Avenue, Belsize Park, NW3

## Per Month £1,400 Per Month



Hunters of West Hampstead are delighted to present to the market this modern refurbished studio apartment on the second floor in a period conversion.

Located in this period conversion moments from Belsize Park Station. The apartment has had a newly fitted kitchen with oven and modern shower room. Further benefits from wooden floors, high ceilings and entry phone system.

Ideally located in this fashionable area close to a wide verity of shops, restaurants and cafes. Moments from both Chalk Farm and Belsize Park Stations (Northern Line).

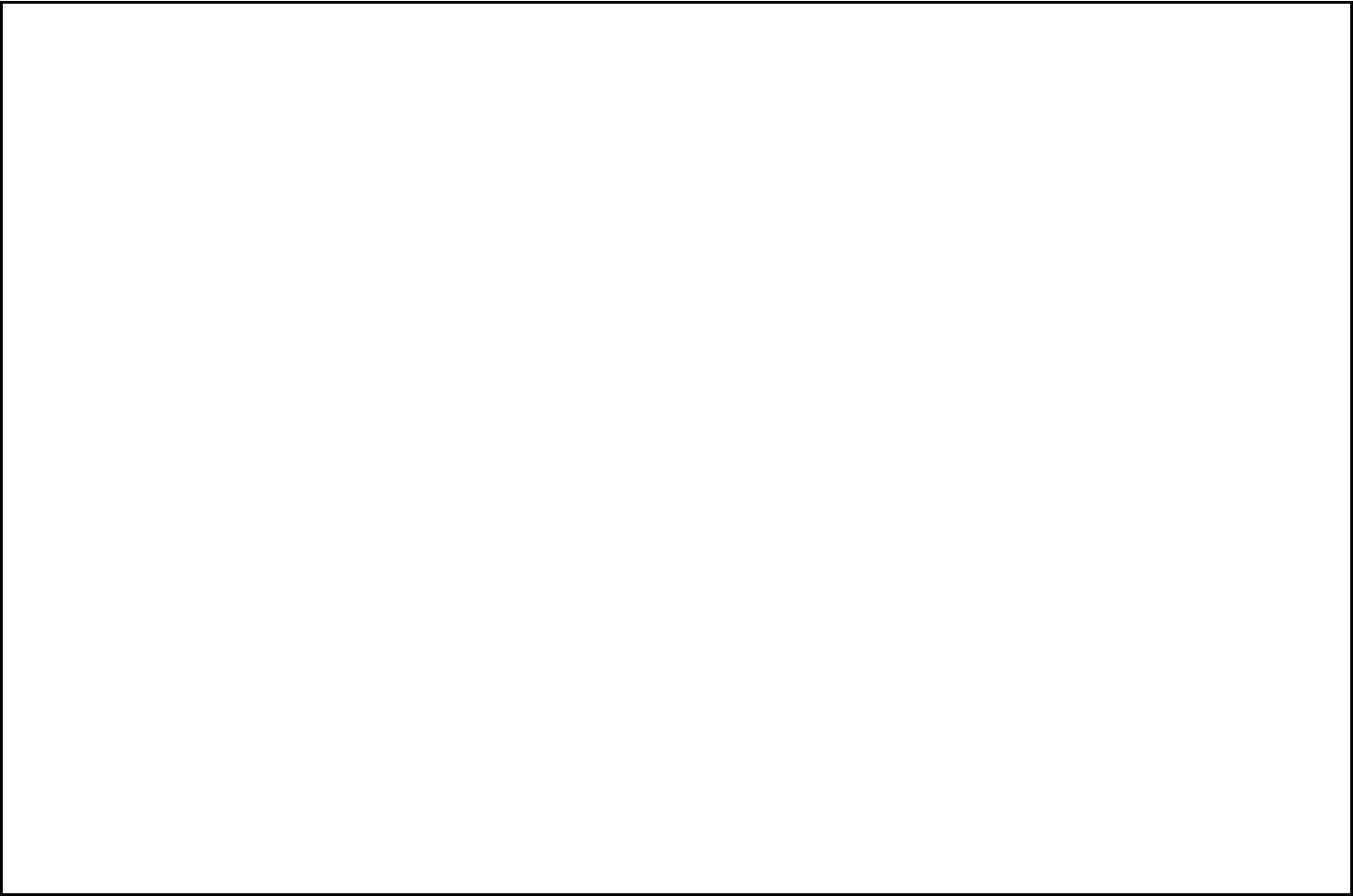
Gas and Electricity bills inclusive with the rent only.

Property is available to let from 13th June on a furnished basis.

223 West End Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777  
westhampsteadlettings@hunters.com | www.hunters.com

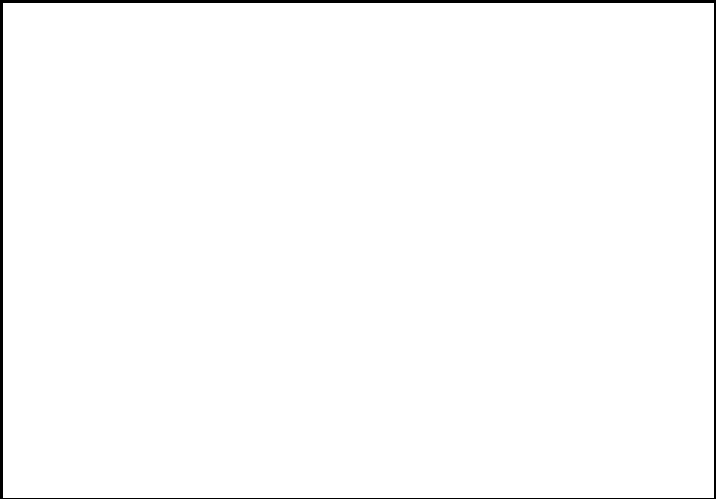


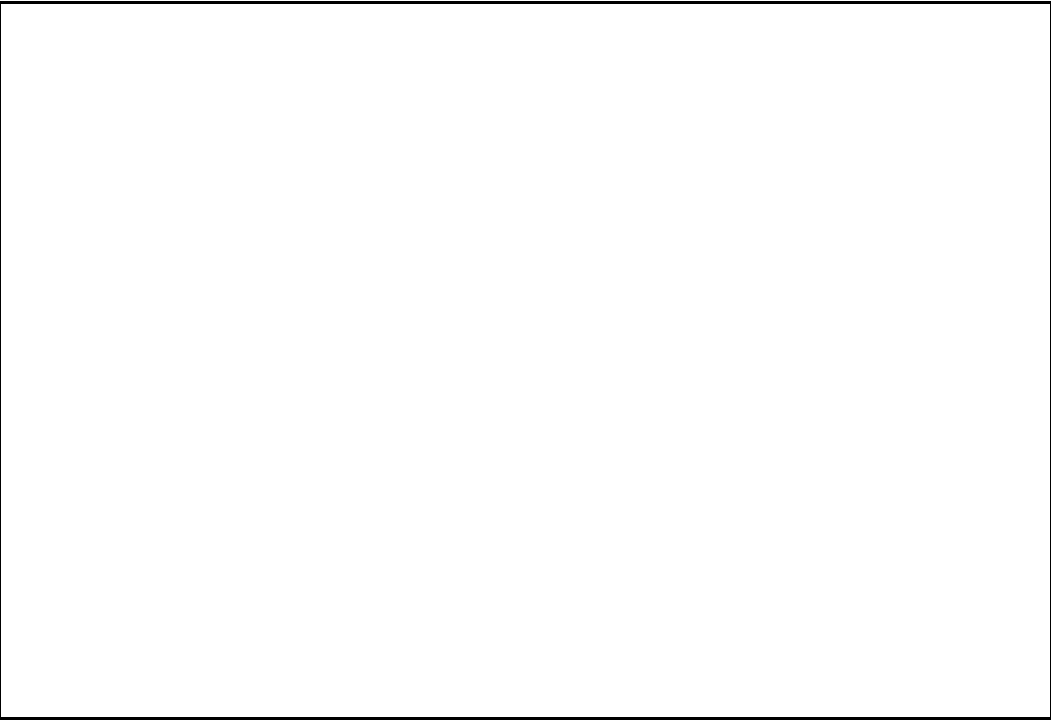
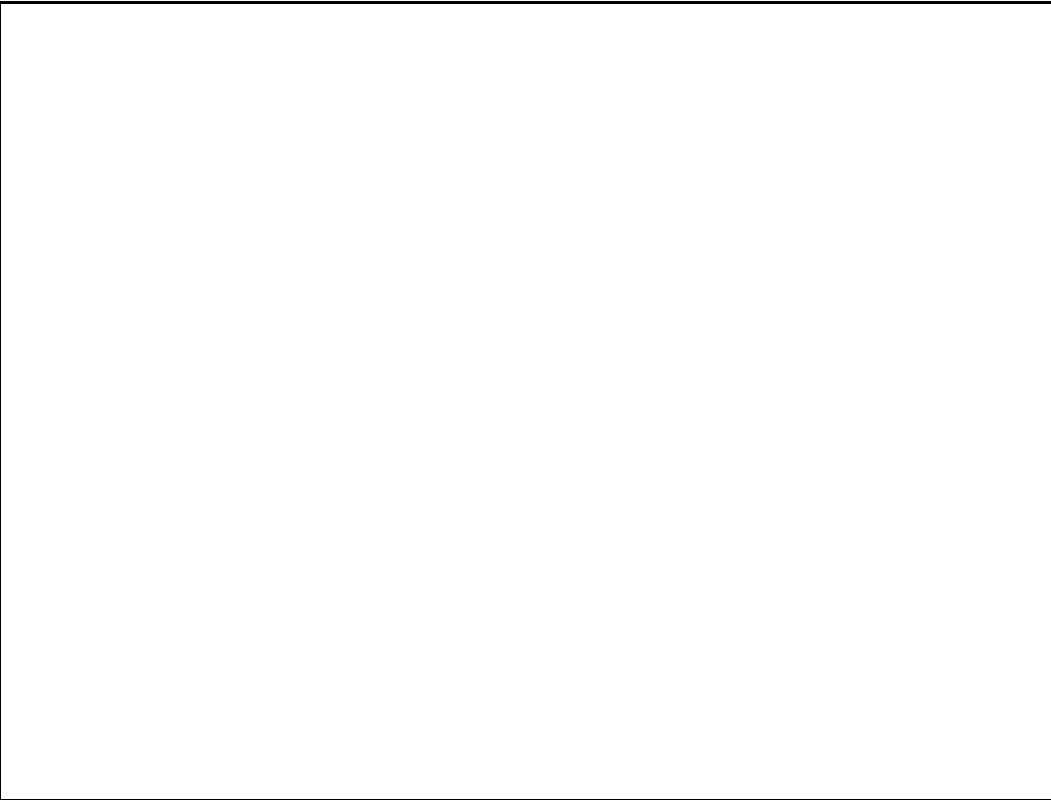
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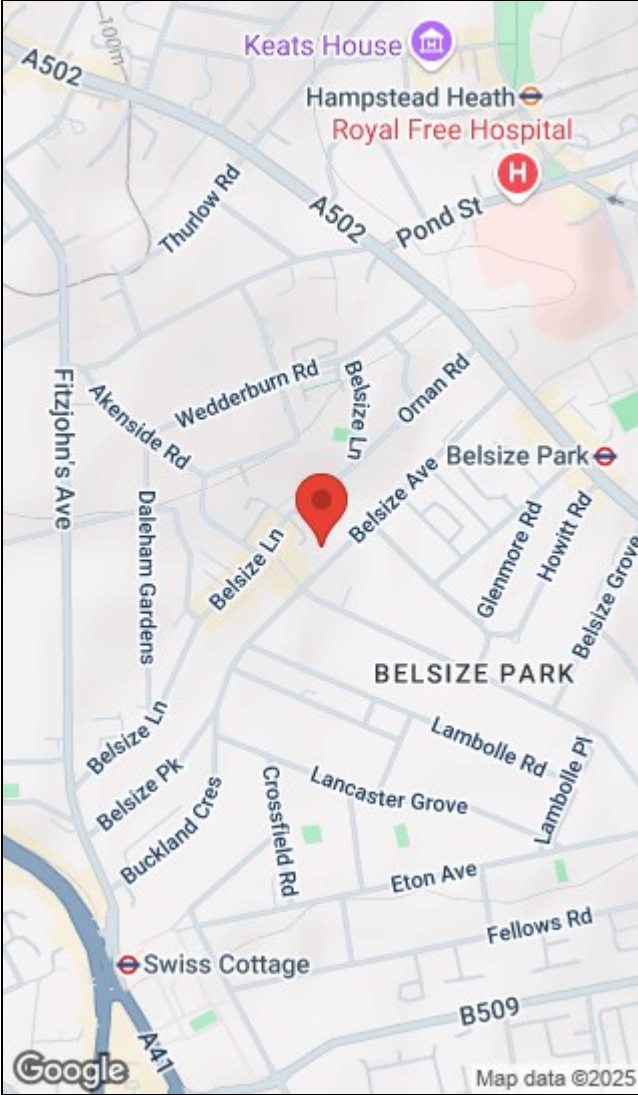
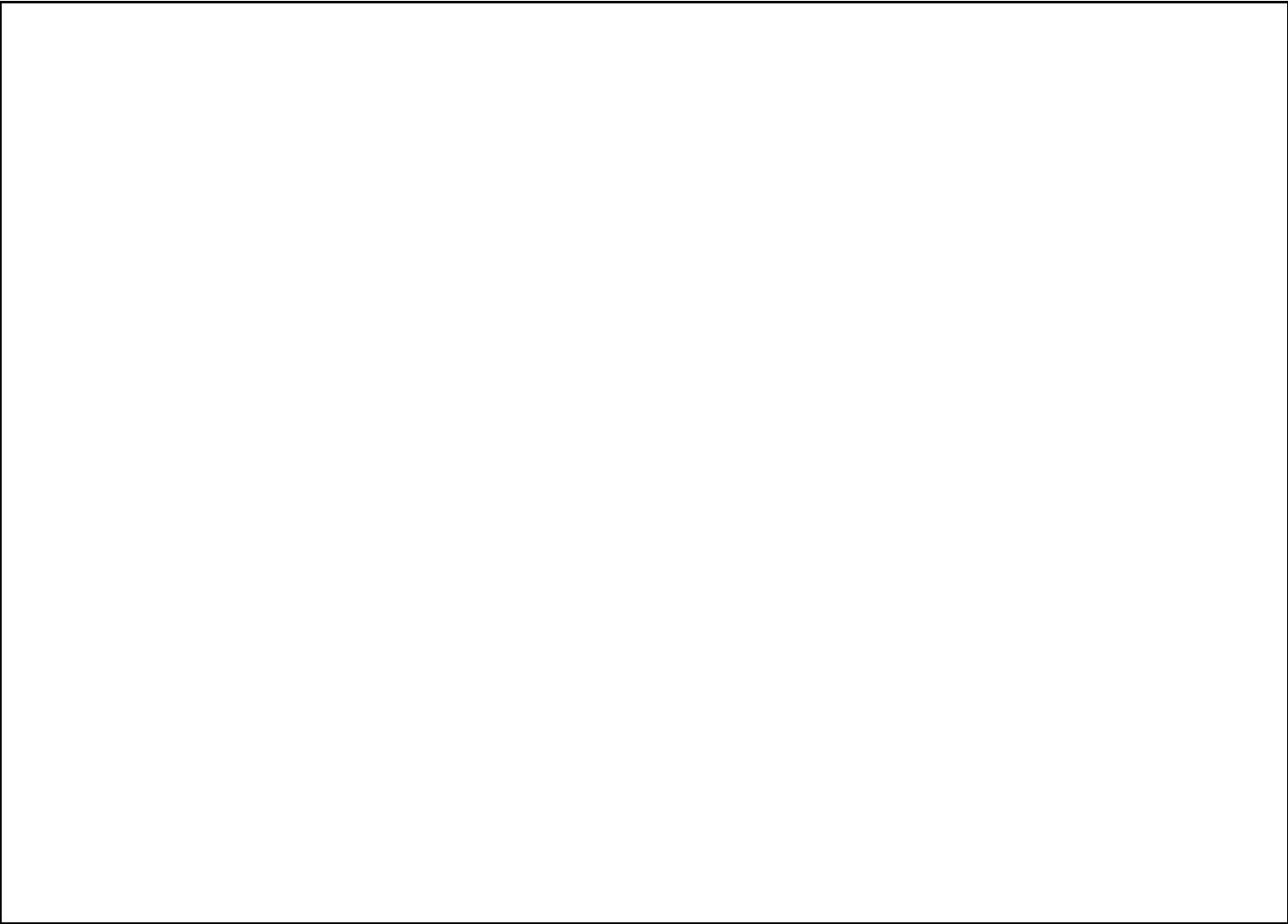


### KEY FEATURES

- Seperate fully fitted kitchen
  - Fitted Wardrobes
  - Intercom Entryphone
  - Large double bedroom
- Wooden flooring throughout
  - Tiled Bathroom
  - Large Reception
  - Period Conversion
  - Available Now







Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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