

£750,000

Castlehaven Road, Camden, NW1



- Large Roof Terrace
- Secure Parking
- Two Bathroom
- Bright & Spacious
- Fantastic Location
- Very Modern
- Ample Storage

We are pleased to present this share of freehold, unique, spacious, light filled two bed, two bathroom maisonette with a stunning super sized roof terrace offering far reaching green leafy views across the rooftops of Camden and Kentish Town, as well as its own secure parking space.

Castlehaven Road, Camden, NW1

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	59	59
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales EU Directive 2002/91/EC		

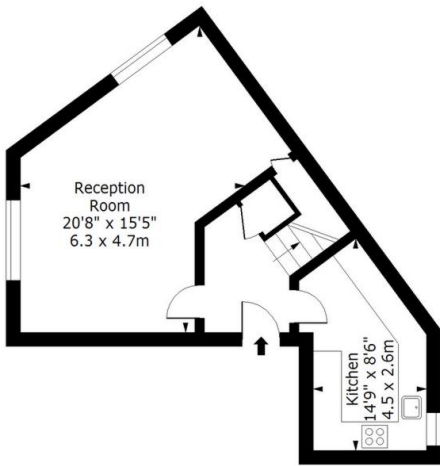
Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C	72	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales EU Directive 2002/91/EC		





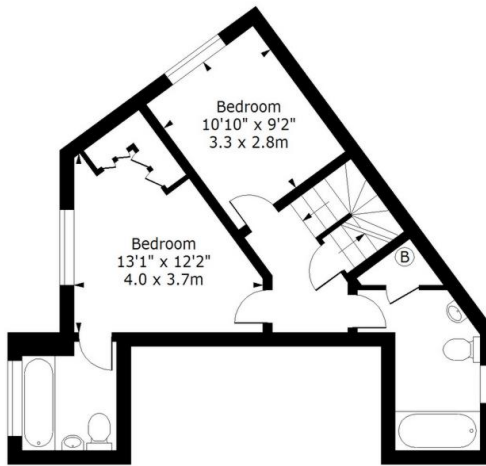
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Approx. Gross Internal Area (Including Terrace) 1355 Sq Ft - 125.88 Sq M
Approx. Gross Internal Area (Excluding Terrace) 949 Sq Ft - 88.16 Sq M



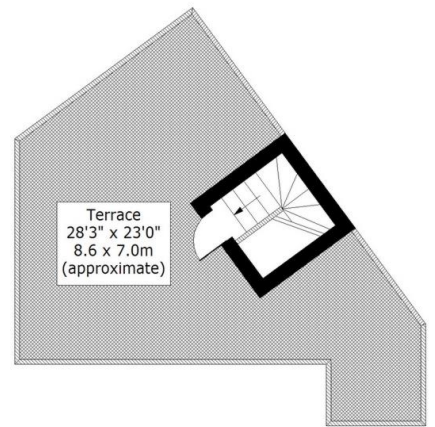
Second Floor

Floor Area 439 Sq Ft - 40.78 Sq M



Third Floor

Floor Area 471 Sq Ft - 43.76 Sq M



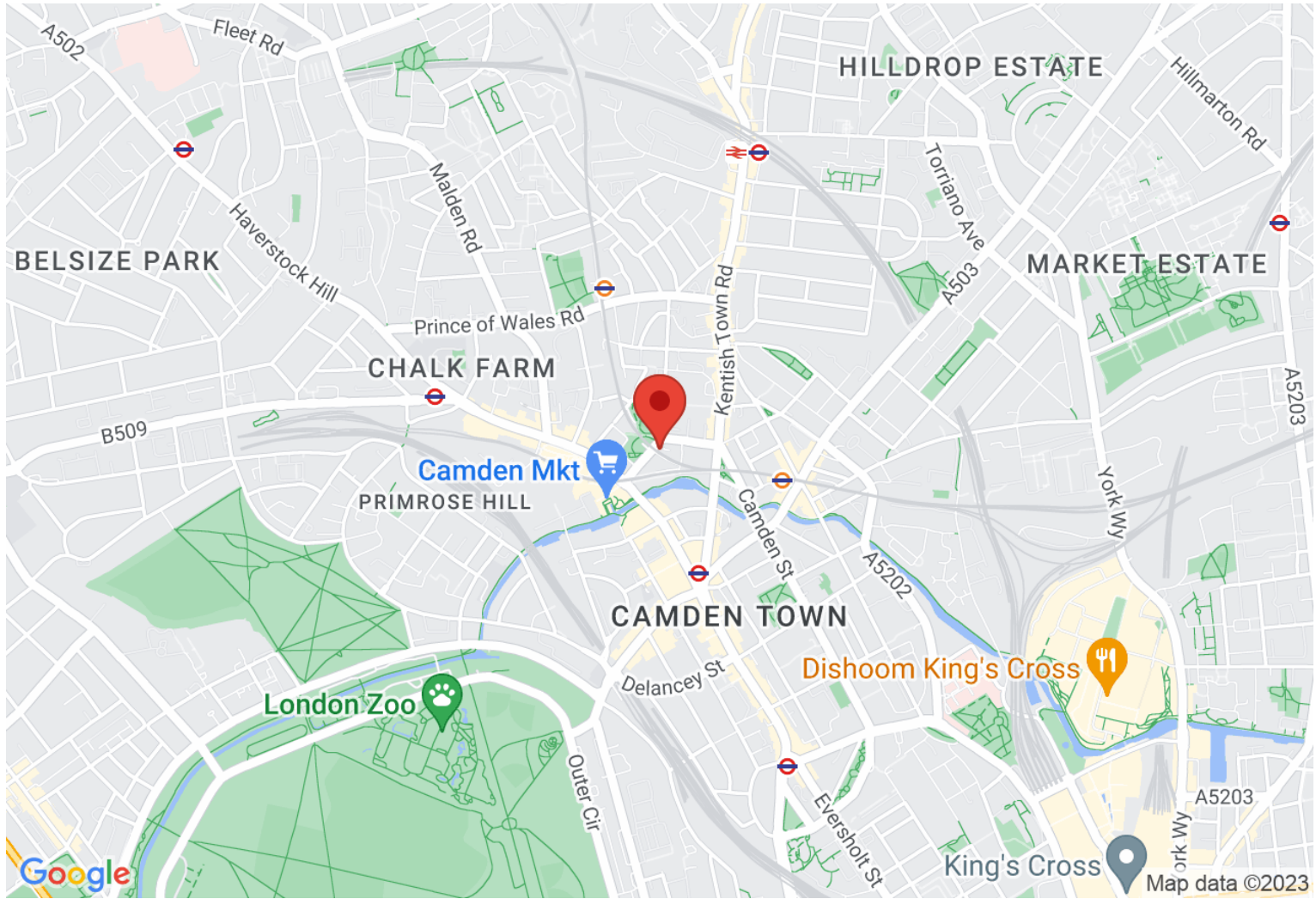
Roof Terrace

Floor Area 39 Sq Ft - 3.62 Sq M

For Illustration Purposes Only - Not To Scale
www.ipaplus.com

Directions

Location



VIEWING BY APPOINTMENT WITH AGENTS ROCHESTER PLACE

161 Kentish Town Road, Camden, London, NW1 8PD T: 020 7284 4747 E: info@rochesterplace.co.uk W: www.rochesterplace.co.uk

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. **Services:** Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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Written quotations available on request. All loans secured on property. Life assurance is usually required.