



INTERLET

NORTH GOWER STREET, EUSTON, LONDON, NW1  
£480 PW



ALL UTILITY BILLS INCLUDED – A bright studio apartment set on the second floor within a well maintained period property in Euston, London NW1. This fully furnished studio has been finished to a high standard with laminate wood effect flooring and neutral décor throughout, offering a bright and contemporary living space. The studio comprises a comfortable living and sleeping area with a double bed, wardrobe, bookcase, breakfast table, chairs, coffee table and a flat screen TV. The open plan kitchen is fitted with an oven, cooker, fridge freezer, microwave, kettle and fitted units, with additional kitchenware including pots, plates, cups, glasses and cutlery provided. The en suite tiled shower room features a shower, wash basin, toilet and heated towel rail, finished with modern fittings. Tenants benefit from free Wi-Fi, video entryphone, free shared laundry facilities and access to a shared garden, providing both convenience and security. The rent includes electricity, water and heating, offering a truly hassle free living arrangement. Located in Zone 1, the property is just a five minute walk from Euston Square and Euston Underground and railway stations, and approximately ten minutes from King's Cross and St Pancras stations, ensuring outstanding connectivity across London and beyond. The British Library, University College London and Warren Street U[...]

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## Important Notice

Interlet and their clients give notice that: 1) They are not authorised to make or give any representations or warranties in relation to the property, either here or elsewhere. The particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2) Any areas, measurements, and distances are approximate. The text, images, and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation, or other contents. Interlet has not tested any services, equipment, or facilities. Prospective tenants must satisfy themselves by inspection or otherwise. Please note that the local area may be affected by aircraft noise, you should make your own inquiries regarding any noise in the area before you make an offer.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	70	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC 	
Address: North Gower Street, Euston, London NW1		

**i**NTERLET  
SALES & LETTINGS

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