



Arundel Place, London, N1

Occupying part of the raised ground floor of this purpose built block is this generous one bedroom apartment.

The property comprises a large living room with a bay window to the front (garden square views), a generous fully integrated kitchen, a separate, dual aspect reception room, a private rear facing roof terrace.

A modern bathroom suite complete accessible from the entrance hallway completes the unit.

Enviably adjacent to this quiet garden square located within moments of Highbury & Islington tube station.

The apartment is available on a long term let and offered unfurnished.

- Double bedroom
- Built in storage throughout
- Tastefully decorated
- Raised ground floor
- Private roof terrace
- Separate kitchen

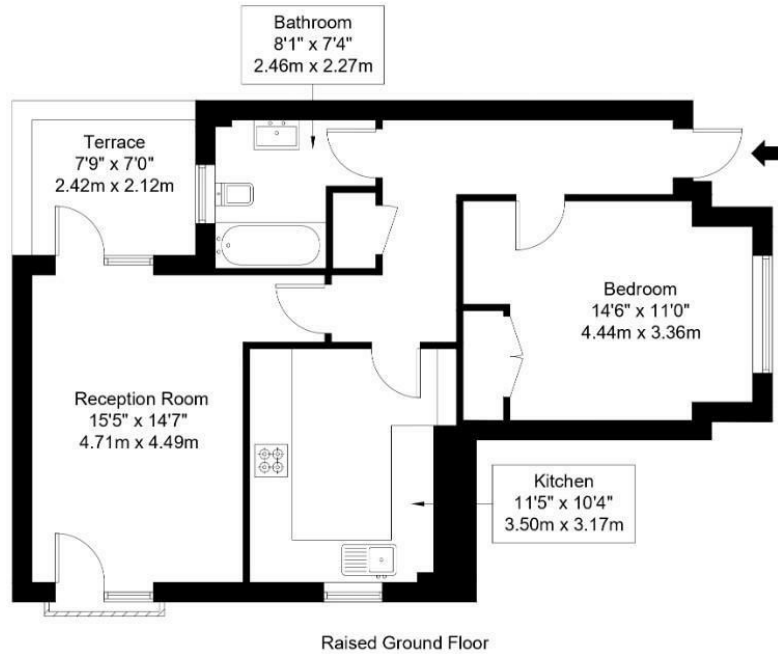
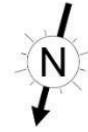
£2,750 Per month

Arundel Place, N1 1LS

Approx Gross Internal Area = 58.18 sq m / 626 sq ft

Terrace = 5.13 sq m / 55 sq ft

Total = 63.31 sq m / 681 sq ft



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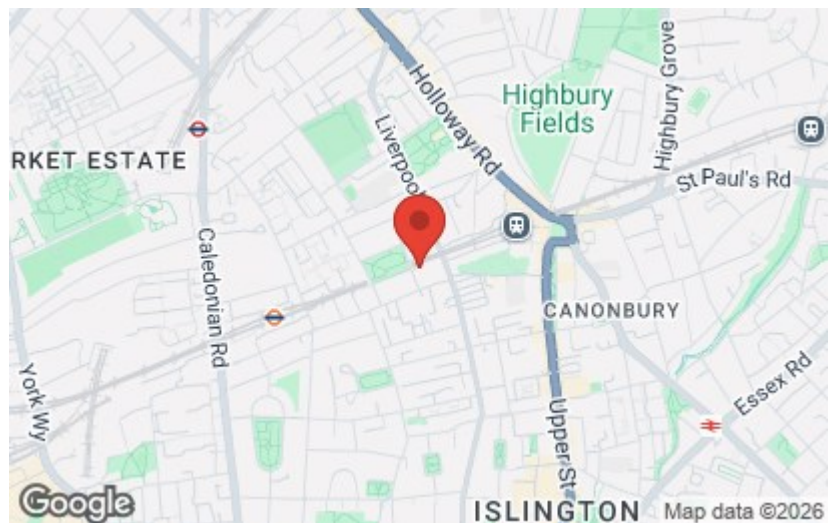
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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only.

The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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



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