



259 CITY ROAD | CLERKENWELL | EC1V 1AG

£585 PER WEEK

LIVINGS
SPACE
ESTATE AGENTS

259 CITY ROAD |
 CLERKENWELL | EC1V 1AG
 £585 PER WEEK

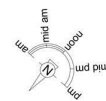
LIVING SPACE ARE PLEASED TO OFFER THIS STUNNING 1 BEDROOM 10TH FLOOR WATERSIDE APARTMENT OVER LOOKING THE CITY AND CITY ROAD CANAL BASIN AND LOCATED IN A FANTASTIC LOCATION CLERKENWELL AND WITHIN 10 MINUTES FROM EITHER ANGEL OR OLD STREET TUBE STATION. THE PROPERTY IS OFFERED EITHER FURNISHED OR UNFURNISHED, FINISHED TO A HIGH SPEC THROUGHOUT WITH CONTEMPORARY FIXTURES AND FITTINGS, MODERN OPEN PLAN FITTED KITCHEN, BALCONY OVER LOOKING THE CITY, MODERN BATHROOM, STUNNING FLAT AND MUST BE SEEN. AVAILABLE 16TH OF JUNE 2026

- 1 BED
- 1 BATHROOM
- GAS CENTRAL HEATING
- LIFT
- 1 RECEPTION
- FURNISHED OR UNFURNISHED
- CONVERSION
- FLAT



Aquarelle House, EC1V

Approximate Gross Internal Area = 571 sq ft / 53.1 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



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

COUNCIL TAX BAND **D**
 EPC RATING

105 ST PAULS ROAD
 ISLINGTON
 LONDON
 N1 2NA
 020 7354 0505
 INFO@LSEA.CO.UK