



EAST ROAD | | LONDON | N1 6AQ

£2,600 PER MONTH

LIVINGSPLACE  
ESTATE AGENTS

EAST ROAD |  
LONDON | N1 6AQ  
£2,600 PER MONTH

SUPERB LOCATION WALKING DISTANCE FROM OLD STREET STATION, THIS PURPOSE BUILT 2 BED ROOM FLAT, LOCATED ON THE GROUND FLOOR. THE PROPERTY COMES PART-FURNISHED . AVAILABLE ASAP.

- FLAT
- 1 BATHROOM
- ENERGY RATING : C
- NO PARKING
- 2 BEDS + 1 RECEPTION
- SHOWER
- NO SPECIAL ACCESSIBILITY
- WASHING MACHINE



| 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<br>2002/91/EC |

COUNCIL TAX BAND B  
EPC RATING

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