



{ HERBAL HILL LONDON EC1R
£4,500 PER MONTH AVAILABLE 30/09/2026

Hamptons
THE HOME EXPERTS

{ THE PARTICULARS

Herbal Hill London EC1R

£4,500 Per Month
Furnished

 2 Bedrooms
 2 Bathrooms
 1 Reception

Features

- Available For Both Long And Short Let, -
Two Double Bedrooms, - Two Bathrooms
(One En-Suite), - Large Open Plan
Reception, - Modern Kitchen With
Integrated Appliances, - Separate Dining
Area, - Offered Furnished, - Concierge, -
Residence Swimming Pool, - Council Tax -
Band F

Council Tax

Council Tax Band F

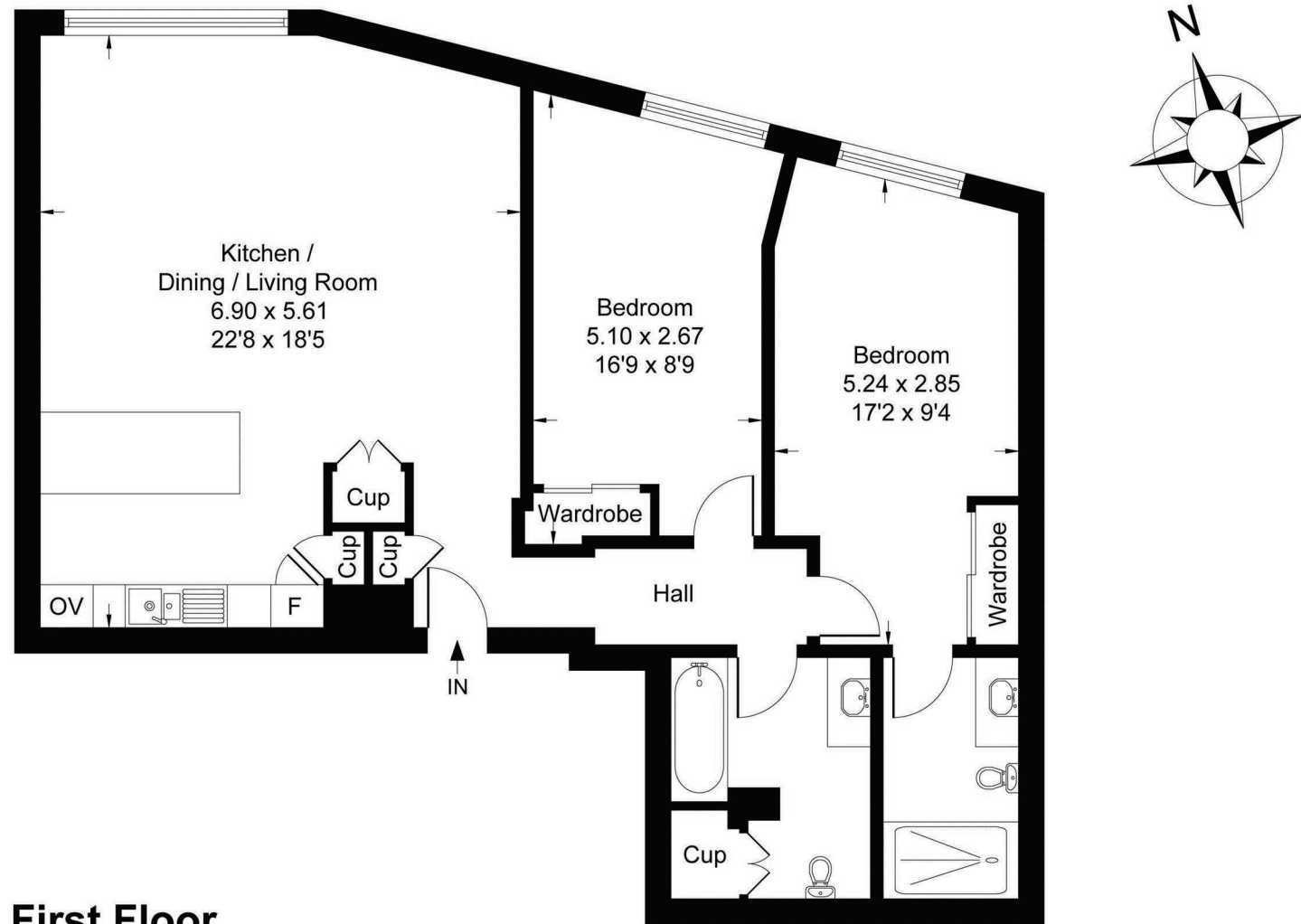
Hamptons
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Islington, London, N1 0NP
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The Property

This exceptional modern apartment offers an ideal home for professionals or young families, combining generous proportions with elegant design. At its heart is an impressive open-plan living, kitchen, and dining area, thoughtfully designed for both entertaining and everyday living. Finished to an outstanding specification, the space features a sleek fitted kitchen with integrated pantry, premium appliances including a double oven and stunning quartzite worktops. A breakfast bar provides casual seating, while there is ample room for a large dining table. Additional highlights include a Juliet balcony and bespoke Tom Dixon lighting. Both bedrooms are generously sized, easily accommodating large double beds, and benefit from full-height fitted wardrobes. The two bathrooms are beautifully appointed, featuring Porcelanosa tiling, Duravit fittings, integrated storage, and adjustable ambient lighting for a luxurious finish. Perfectly positioned in the heart of Clerkenwell, the apartment is surrounded by an array of vibrant restaurants, bars, and boutique shops. Excellent transport connections are available via Farringdon station (including Crossrail).



Approximate Gross Internal Area = 83.39 sq m / 898 sq ft



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

Energy Efficiency Rating		
Energy Efficiency	Current	Potential
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	74	74
EU Directive 2002/91/EC		

