

Grafton Chambers

Grafton Place, NW1

Asking Price £700,000

A characterful two-bedroom apartment extending to approximately 713 sq. ft, situated on the lower ground floor of the distinctive Grafton Chambers on Grafton Place.

The property offers well-proportioned accommodation throughout, with a spacious open-plan reception room and kitchen providing ample room for both living and dining. The interiors have a wonderfully individual feel, with colourful décor and quirky design touches adding plenty of personality throughout. There are two generous double bedrooms, a family bathroom and the added benefit of a private rear patio.

Grafton Chambers is an attractive period building dating back to the 1920s, with plenty of architectural character and individuality. Its distinctive brickwork and Arts and Crafts influences set it apart from many of the more conventional residential developments in the area.

CHESTERTONS









Grafton Chambers

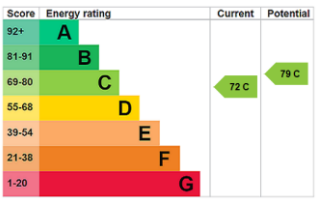
Grafton Place, NW1

- Two Bedrooms
- Excellent Location
- Private Patio
  Great Condition
- Moments from Euston station



The location is superb with Euston Station moments away. The shops, cafes, supermarkets and eateries of Eversholt Street are on your door step. It is in easy reach of Camden, Kings Cross and the West End and the open spaces on Regents Park are nearby. Transport is excellent with Euston Station and Mornington Crescent in easy reach.

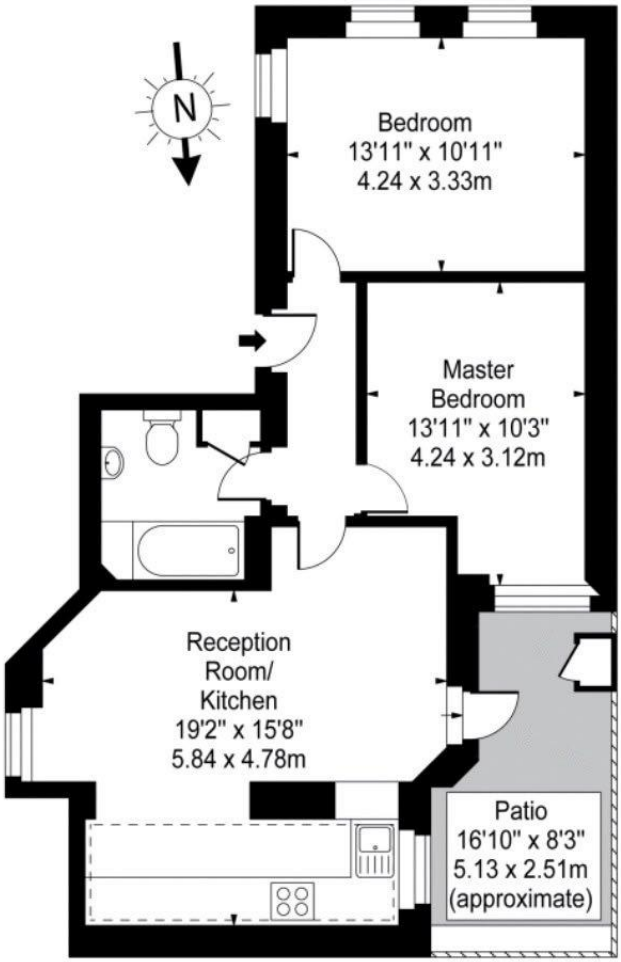
Tenure: Leasehold (108 years 5 months remaining)
Service Charge: £1000 p.a
Ground Rent: £150 p.a
Local Authority: Camden
Council Tax Band: C



Chestertons Camden & Kentish Town Sales

99-101 Parkway
Camden
London
NW1 7PP
camden@chestertons.co.uk
020 7267 2053
chestertons.co.uk

Grafton Chambers,
Grafton Place, NW1 1LN



Lower Ground Floor

Approx Gross Internal Area **713 Sq Ft - 66.32 Sq M**

For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.13243

This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection,searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Chesterton UK Services Limited trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract,(ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton UK Services Limited | Registered Office 5th Floor, The Lantern, 75 Hampstead Road, London, NW1 2PL Registered Company Number 05334580.

This paper is 100% recyclable