



## Flat 19 Claremont Heights, 70 Pentonville Road, London, N1 9PR

£3,400 Per Month

- Balcony
- En suite
- Parking
- Close to public transport
- Fully Tiled Luxury Bathroom
- Secure development - Only accessed by electronic fob
- Concierge
- Master bedroom with en-suite

# Flat 19 Claremont Heights, London N1 9PR

A magnificent two-bedroom, two-bathroom apartment ideally situated within a short walking distance of Angel and King's Cross Underground stations.

Approximately 820 sq ft, the property comprises a master bedroom with en-suite, a spacious open-plan living and kitchen area, and a fantastic-sized balcony.

Part furnished.

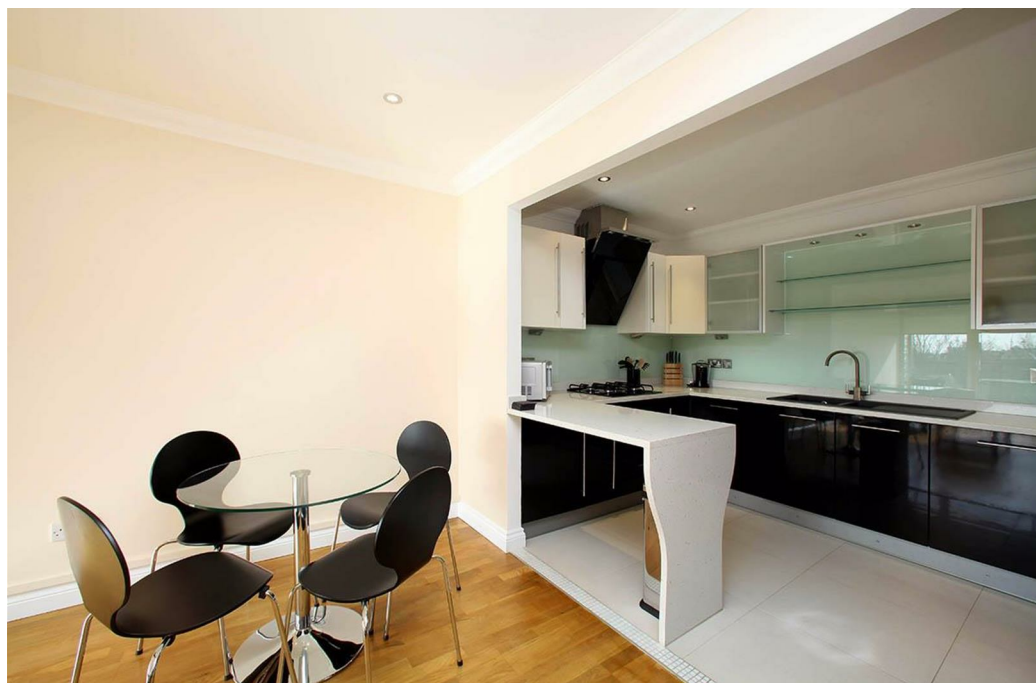
EPC rating: C.

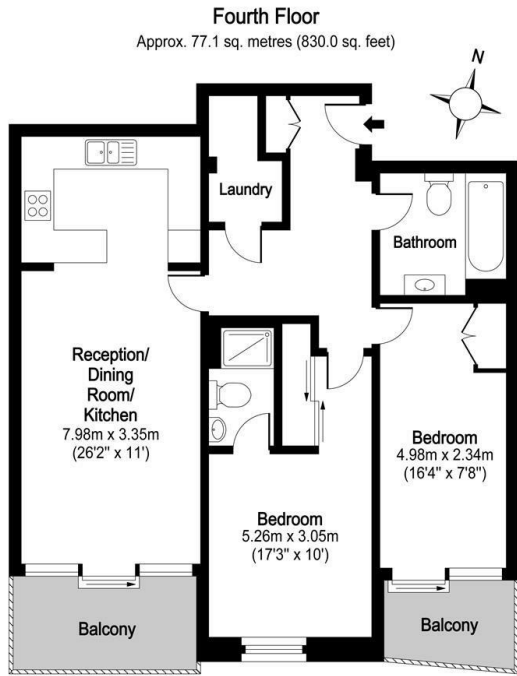
Tax band: C

Available early August.

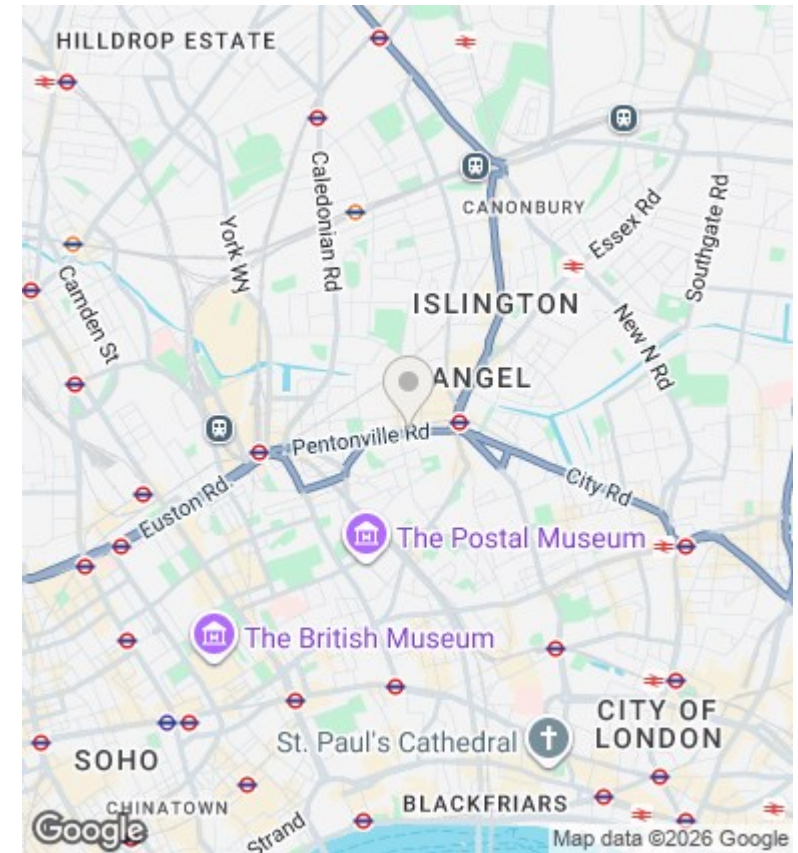


Council Tax Band: C





Total area. approx. 77.1 sq. metres (830.0 sq. feet)  
For illustration purposes only - not to scale



## Directions

## Viewings

Viewings by arrangement only. Call 02073593191 to make an appointment.

## Council Tax Band

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>83</b>
(69-80) <b>C</b>		<b>69</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

### Full description

A magnificent two bedroom, two bathroom apartment ideally situated within a short distance of the city centre. The property measures approximately 820 sqft and comprises a master bedroom with en-suite, open plan living and kitchen space and a fantastic sized balcony. Finished to a high specification throughout, the flat also benefits from private secure parking, air conditioning throughout and a concierge service.



