

# MATTHEW JAMES

Residential Sales • Lettings • Management



Grenville Street, Bloomsbury, WC1N 1LX

**£2,600 PCM**

A superb one double bedroom top floor (Fifth) apartment with lift and portage in this beautiful private block, positioned well for the shops and eateries of Bloomsbury and within two minutes of Russell Square underground station. Offered Part Furnished. Available from May 1st.

**Fifth Floor Entrance**  
Stair and lift access.

**Entrance Hall**  
Multiple storage with fitted cupboards and shelving (one of which houses a freezer).

**Reception Room**



A large and bright room with both lounge and dining space. A good mixture of modern and old features with broadband connection, a contemporary central gas fed fireplace and large bay window with lead framed lights. Laminate wood flooring.

**Kitchen**



This well designed kitchen has a range of wall and base mounted units and rolled top preparation surfaces. Integrated appliances include a stainless steel oven and four ring gas hob with overhead extractor canopy, microwave oven, fridge, dishwasher and stainless steel circular sink with 'swan' neck mixer tap. The kitchen also has both ceramic floor and splash back wall tiling to finish off this stylish space.

**Double Bedroom**



This well designed bedroom has deep floor to ceiling fitted wardrobes along the length of one wall and a large bright bay window. Wood flooring.

**Bathroom**



A luxury bathroom with white suite comprising of a panel enclosed bath with wall mounted shower, an oval ceramic wash basin with mixer tap and low level wc. Other luxury fixtures include a chrome heated towel rail, glass shelving and a large mirror set into the impressive panel ceramic wall tiles.

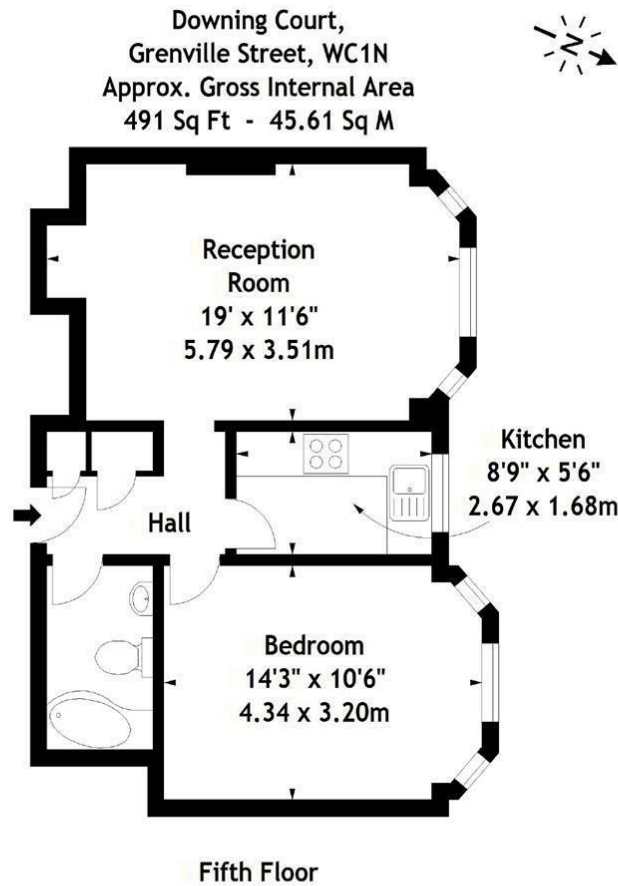
**Additional Information**

Camden Council Tax Band D

Holding Deposit Required is 1 x Weeks agreed rent - (£600)

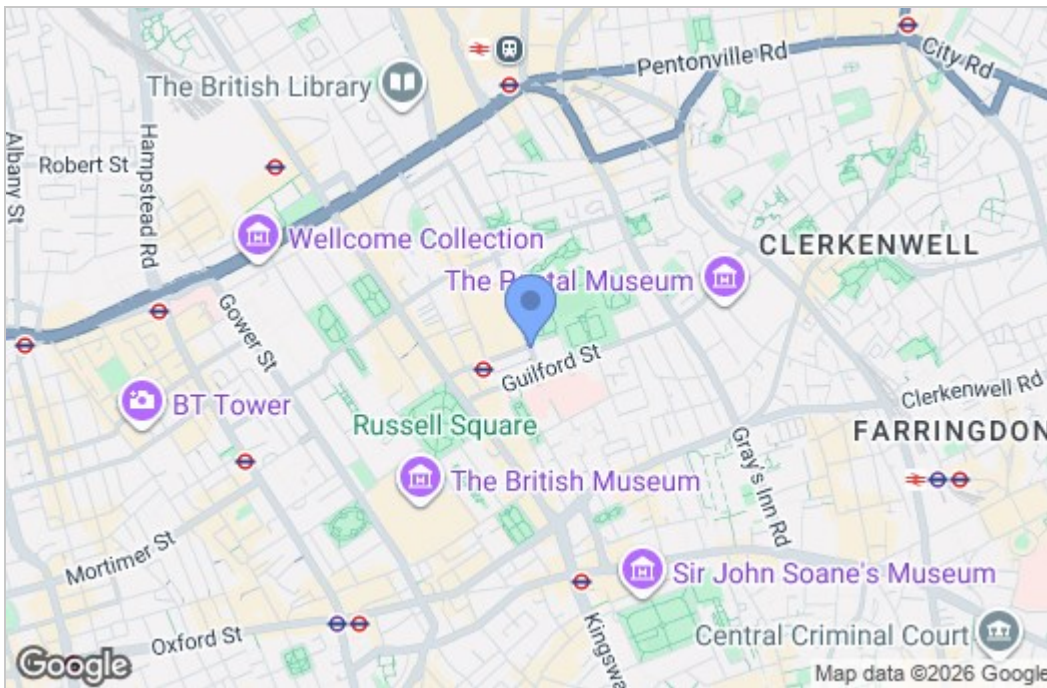
Full Deposit Required is 5 x Weeks agreed rent - (£3,000)

## Floor Plan

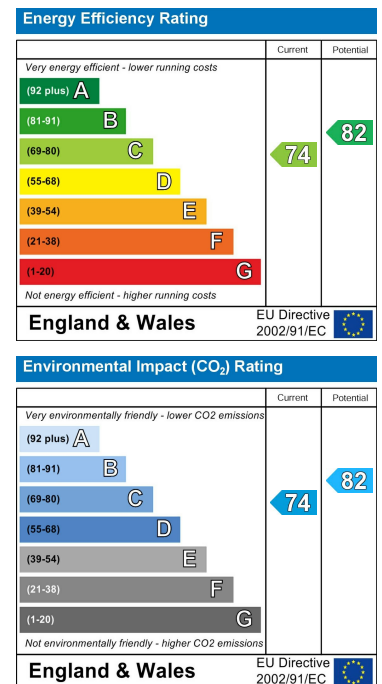


Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale.  
© Datography Ltd 2015  
Photographs \* Floorplans \* Virtual Tours  
Tel: 0845 643 4401 www.datography.com

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.