

ASTONCHASE

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69-71 PARK ROAD
LONDON NW1 6XU
020 7724 4724



ELSWORTHY ROAD
PRIMROSE HILL
LONDON, NW3

£1,495 PER WEEK
SUBJECT TO CONTRACT
+Additional Administration Fees

SOLE AGENT

A rare opportunity to rent a superb ground floor and garden level 3 bedroom maisonette situated moments from the entrance to Primrose Hill. The apartment is presented in excellent decorative order throughout and benefits from a private patio garden leading on to a large lawned communal garden, as well as private off street parking.

Situated on Elsworthy Road, the apartment is ideally located for all the amenities of picturesque Primrose Hill village, famed for its iconic park which is only 100 metres away. Both Swiss Cottage and Chalk Farm Underground Stations (Jubilee & Northern Line) are within close proximity.

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ACCOMMODATION

- Principal Bedroom with En-Suite Bathroom
- Two Further Bedrooms
- Two Bathrooms
- Reception Room
- Dining Room
- Kitchen

AMENITIES

- Off Street Parking
- Private Rear Garden
- Communal Garden
- Wooden Floors

COUNCIL TAX

Camden (Band H)

EPC RATING:

D

ADDITIONAL ADMINISTRATION FEES

Tenancy Agreement Fee per property = £210.

Reference Fee per tenant = £35.

Renewal after fixed term per property = £90.

Please note that these prices include VAT

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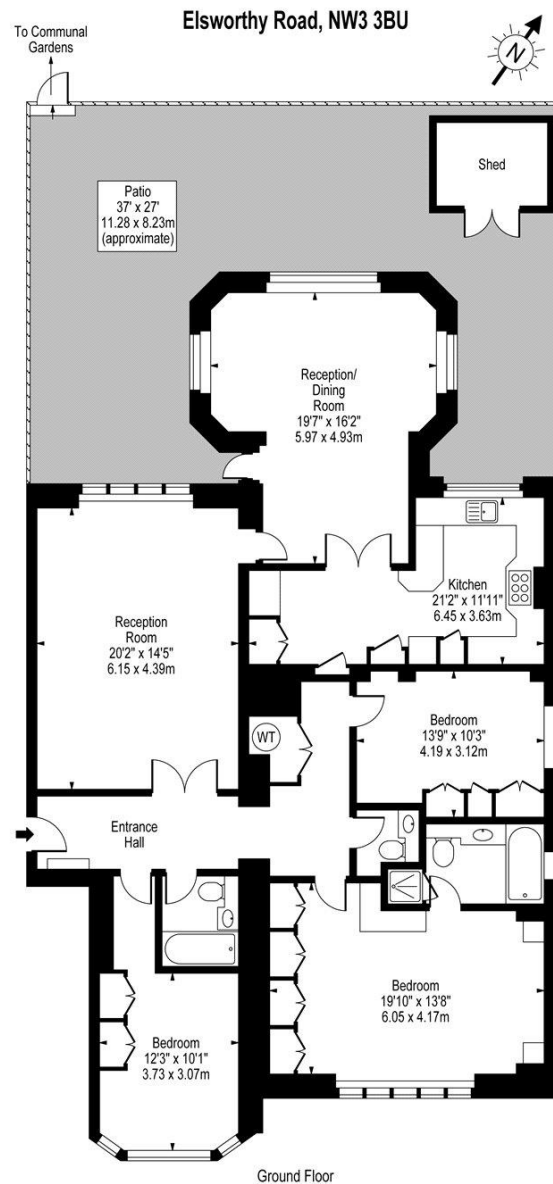
IMPORTANT NOTICE

These particulars have been prepared in all good faith to give a fair overall view of the property and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned below and as to the content of these particulars. If any points are particularly relevant to your interest in the property ask for further information.

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Approx Gross Internal Area **1710 Sq Ft - 158.86 Sq M**
(Excluding Shed)

For Illustration Purposes Only - Not To Scale
www.goldlens.co.uk
Ref. No. 002478

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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