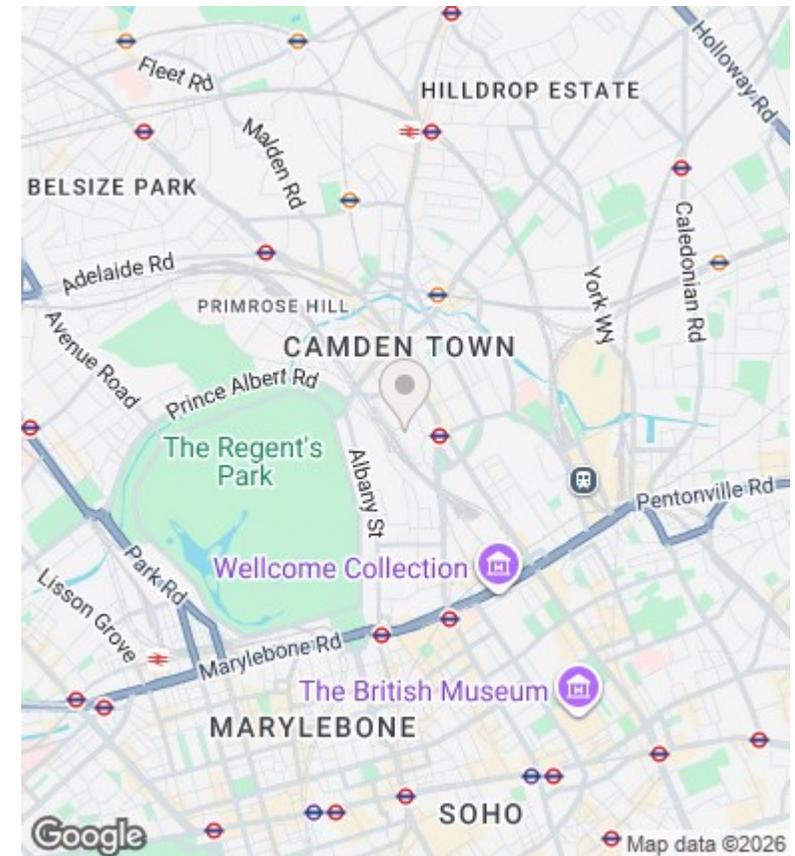




## Basement Flat, 21 Albert Street, London, NW1 7LU

Asking Price £599,950

- One double bedroom lower ground floor flat
- Nice blend of period and modern features
- Open plan
- Close proximity of Mornington Crescent & Camden Town station
- Three piece family bathroom
- Regents Park & Primrose Hill are both nearby



## Viewings

Viewings by arrangement only. Call 020 7485 0112 to make an appointment.

## Council Tax Band

C

## EPC Rating:

C

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		74	78
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	