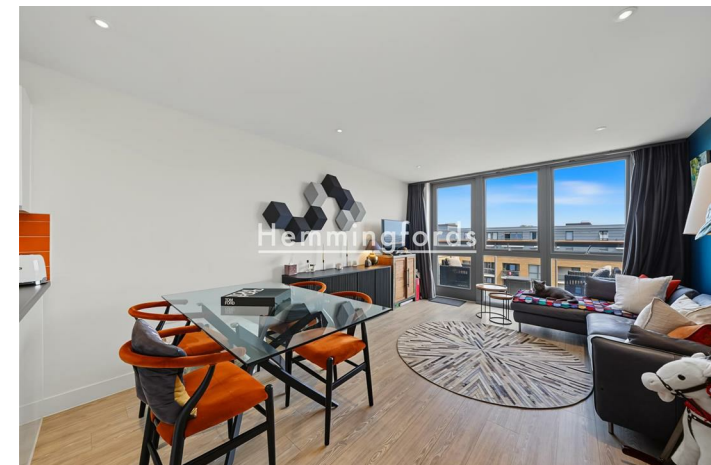




PACKINGTON SQUARE, ANGEL, N1

2 BED FLAT - PENTHOUSE

£750,000
LEASEHOLD

Perched on the sixth floor of the highly regarded Packington Square development, this exceptional two-bedroom apartment offers approximately 760 sq ft of beautifully appointed lateral living with far-reaching rooftop views, outstanding natural light and the added privacy of having no neighbours above.

The impressive open-plan living and dining space is flooded with sunlight through floor-to-ceiling windows, creating a bright and airy atmosphere throughout the day. A sleek, fully integrated kitchen with high-quality appliances sits at the heart of the home, making it equally suited to entertaining and everyday living. The property further benefits from a bespoke Bang & Olufsen Beosound Shape architectural wall-mounted sound system with integrated acoustic dampening panels, delivering immersive sound while enhancing the space with striking contemporary design.

Both bedrooms are generous doubles with excellent built-in storage, complemented by a stylish family bathroom and additional hallway storage. Beautifully

Hemmingfords

Packington Square, N1

Approximate Gross Internal Area = 69.99 sq m / 753.37 sq ft



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This plan is for layout guidance only and is not to scale unless stated. All dimensions, including windows, doors, fittings, and the total area, are approximate measurements. Produced by a



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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