



26 SAMFORD HOUSE CHARLOTTE TERRACE

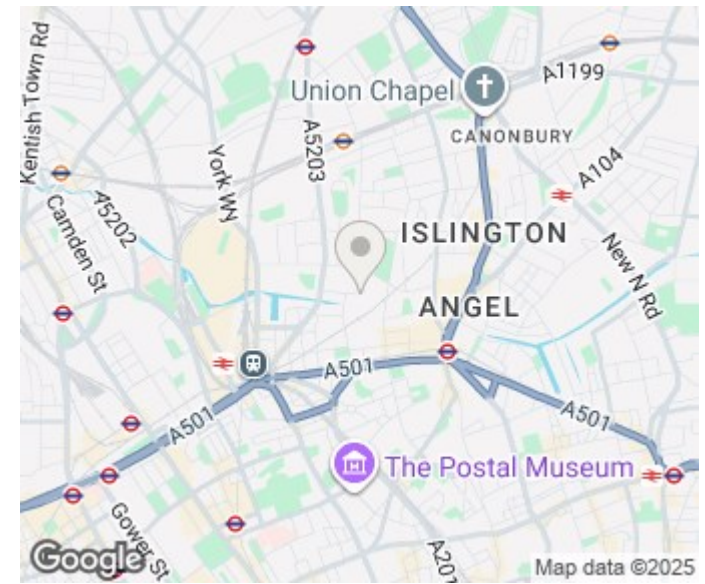
LONDON, N1 0JF

£465,000
LEASEHOLD

Nestled in the charming area of Barnsbury, this delightful second-floor apartment on Charlotte Terrace offers a perfect blend of comfort and style. Spanning 599 square feet, the property features two well-proportioned bedrooms, making it an ideal choice for couples, small families, or professionals seeking a serene urban retreat.

Upon entering, you are welcomed into a spacious reception room that serves as the heart of the home. This inviting space is perfect for relaxation or entertaining guests, with ample natural light streaming through the windows. The apartment also boasts a lovely balcony, providing a private outdoor area where you can enjoy a morning coffee or unwind after a long day.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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

Hemmingfords Sales & Lettings
Second Floor
34 Upper Street
London
N1 0PN

02038907470
info@hemmingfords.co.uk
www.hemmingfords.co.uk

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