

LAMBROS HOUSE, PENTONVILLE ROAD, 2 BED FLAT - PENTHOUSE

£2,850 PCM

A newly refurbished two bedroom penthouse situated between Angel & Kings Cross stations. The property comprises of a bright double aspect open plan lounge / kitchen, private wrap around terrace, two double bedrooms and two bathrooms (one en-suite). The apartment is conveniently located for Kings Cross St Pancras International/ Angel stations and it is walking distance from Bloomsbury.

Given its strategic position it also benefits from having easy access to Sadler's Wells theatre, shops and bistros on Upper Street and Exmouth Market, and with excellent access to transport links to the City and West End.

Available 3rd June 2025 on a furnished or unfurnished basis.

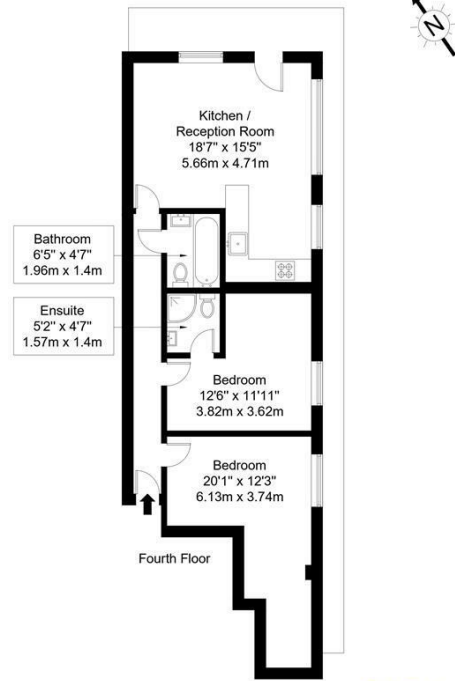
Hemmingfords

Pentonville Road, N1 9JL

Approx Gross Internal Area = 62.6 sq m / 674 sq ft

Balcony = 15.5 sq m / 167 sq ft

Total = 78.1 sq m / 841 sq ft



Ref :

Copyright **BLEU PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
Copyright @ BLEUPLAN



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		82	82
(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 Lettings
34 Upper Street
London
N1 0PN

020 3890 7470
info@hemmingfords.co.uk
www.hemmingfords.co.uk

Hemmingfords