

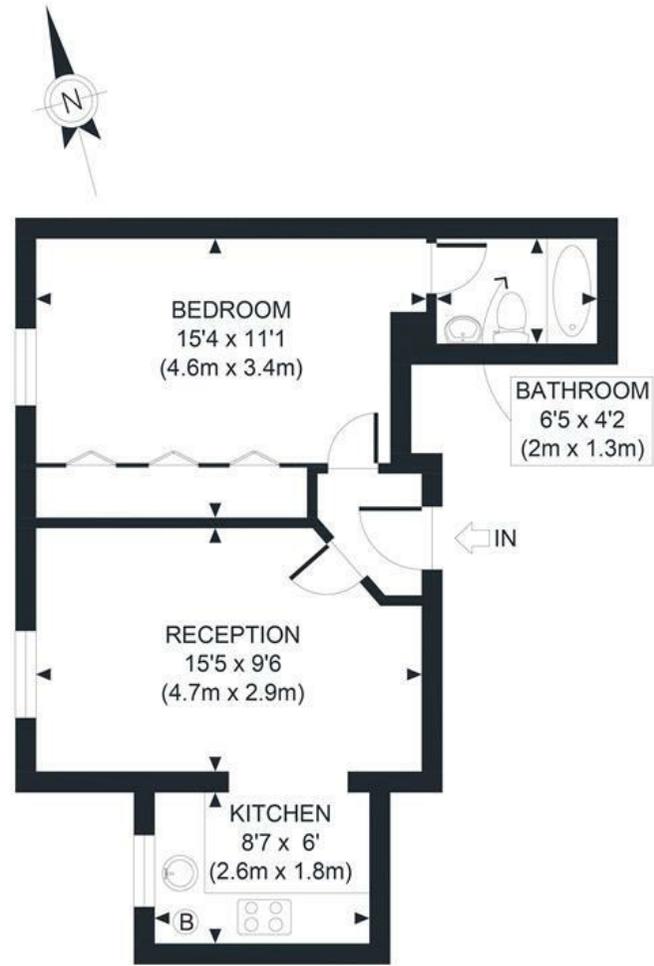
REGENTS PARK ROAD, PRIMROSE HILL

Red.



£500,000

Nestled in the heart of Primrose Hill, this well-presented one-bedroom flat offers a comfortable and stylish living space in one of London's most sought-after neighbourhoods. The property features a recently refurbished kitchen, a semi-open plan living area, and a spacious double bedroom with ample wardrobe space, along with an en-suite bathroom. The location is fantastic. Just a short walk from the green open spaces of Primrose Hill and Regent's Park, as well as the scenic Regent's Canal, the area offers a wonderful mix of nature and vibrant local amenities. Camden Town and Chalk Farm Underground stations are both within walking distance, providing excellent transport links across London. A great opportunity to live in a charming and well-connected part of the city. Viewings are highly recommended.



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 408 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 408 SQ FT / 38 SQM

Ref: Copyright **photo**plan

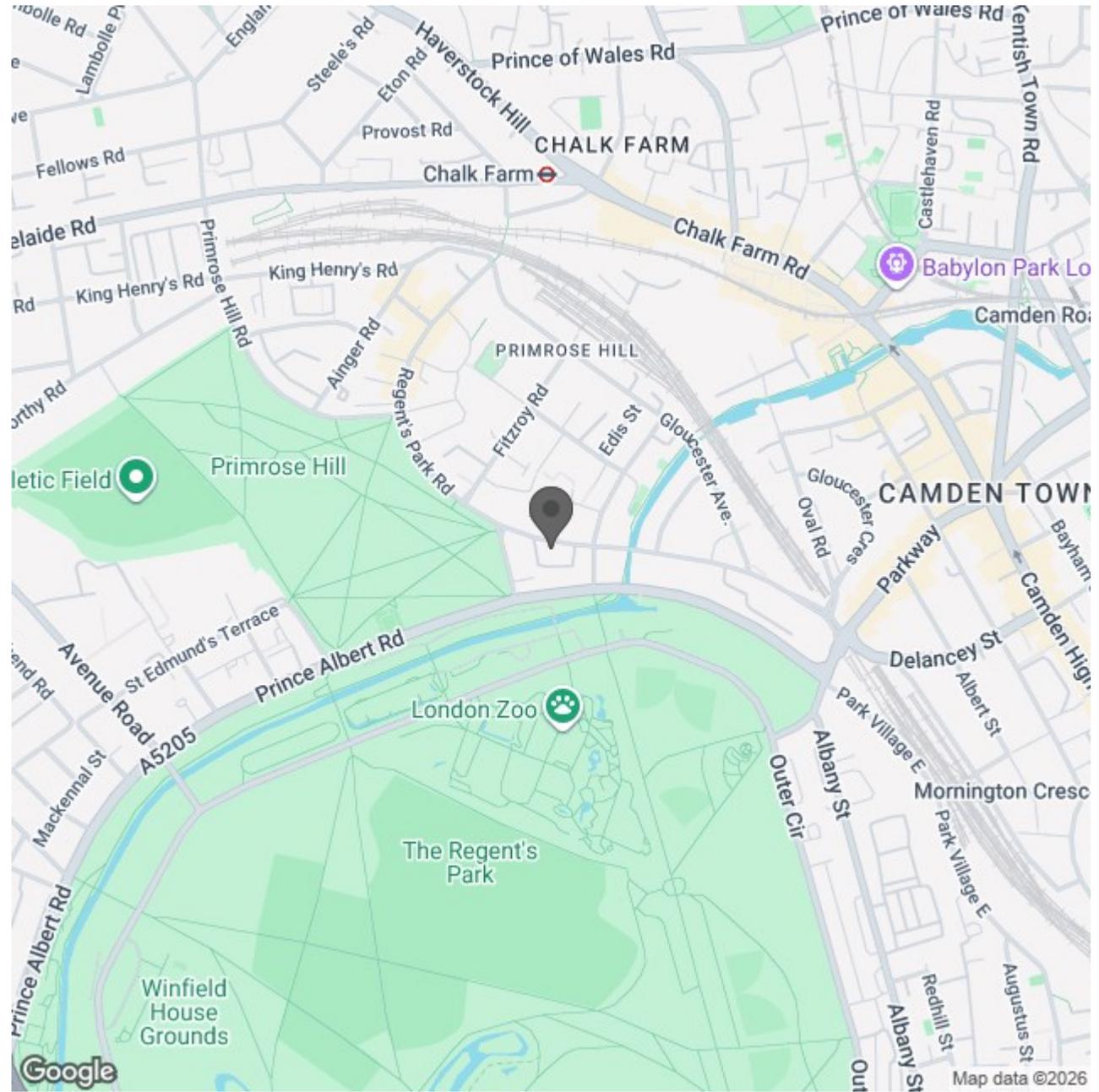
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

- Chain-free
- Recently refurbished kitchen
- Spacious double bedroom
- En-suite bathroom
- Walking distance to Camden Town & Chalk Farm Underground stations
- Prime Primrose Hill location
- Semi-open plan living area
- Built-in wardrobes providing excellent storage
- Moments from Primrose Hill and Regent's Park
- Close to local cafés, restaurants and amenities



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	
		74	81

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	
		79	87



Red.



Red Property Partnership Ltd.
 Registered in England & Wales No. 06946290.
 Registered Office: 6 The Tannery, Queen St,
 Surrey, GU5 9DS
 VAT Registration Number: 11228536

