



99Home Ltd.

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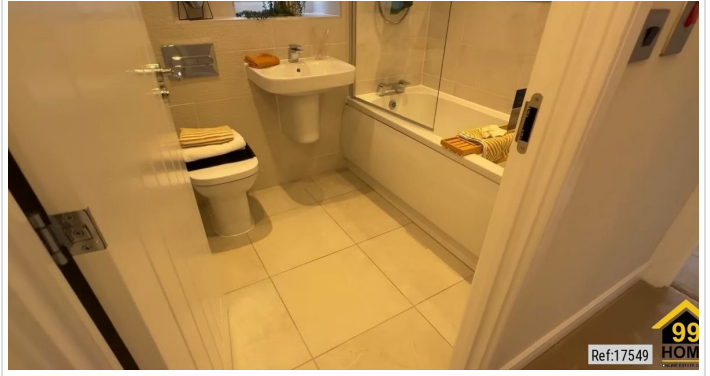
1 Bed Flat In 7-9 Cross Street , London, N1 2BH

£2,150 Monthly



Ref:17549





SHORT DESCRIPTION

Property Ref: 17549 This newly renovated 1-bedroom, 1-bathroom flat in Islington offers a bright, stylish, and comfortable living space with a modern finish throughout. Set within a pleasant and secure neighbourhood, the property is conveniently located near excellent transport links, shops, cafés, restaurants, and everyday amenities. Ready to move into, this well-presented flat is a great choice for anyone looking for a safe and welcoming home in a popular part of London. Property Type: Flat Full Renting price: £2150.00 Pricing Options: Fixed Price EPC rating: C Measurement: 344.445 sq.ft. Parking: Allocated Heating Type: Central -----

1

Bed Room(s)

1

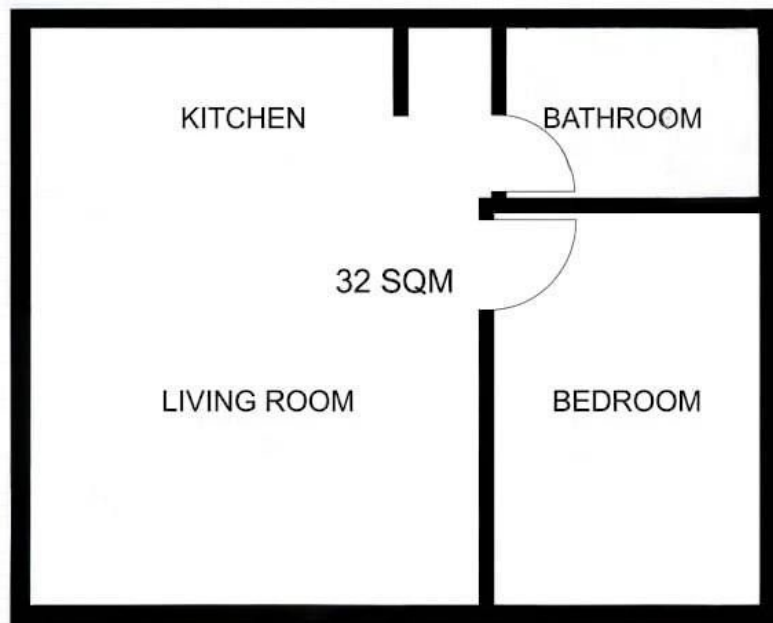
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Mid-floor flat
Total floor area	32 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

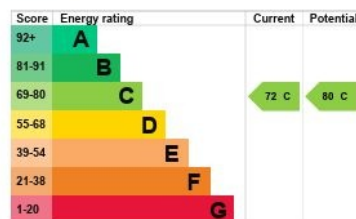
[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60



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