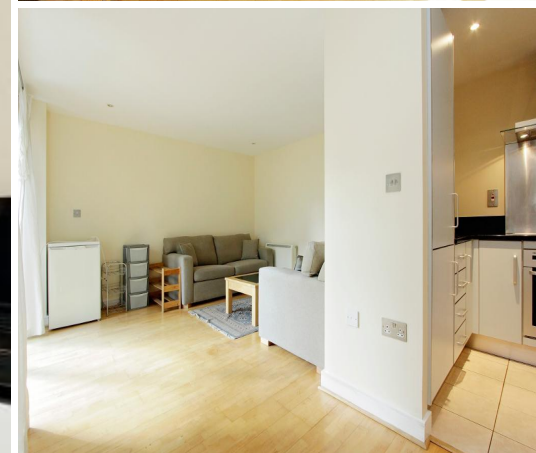
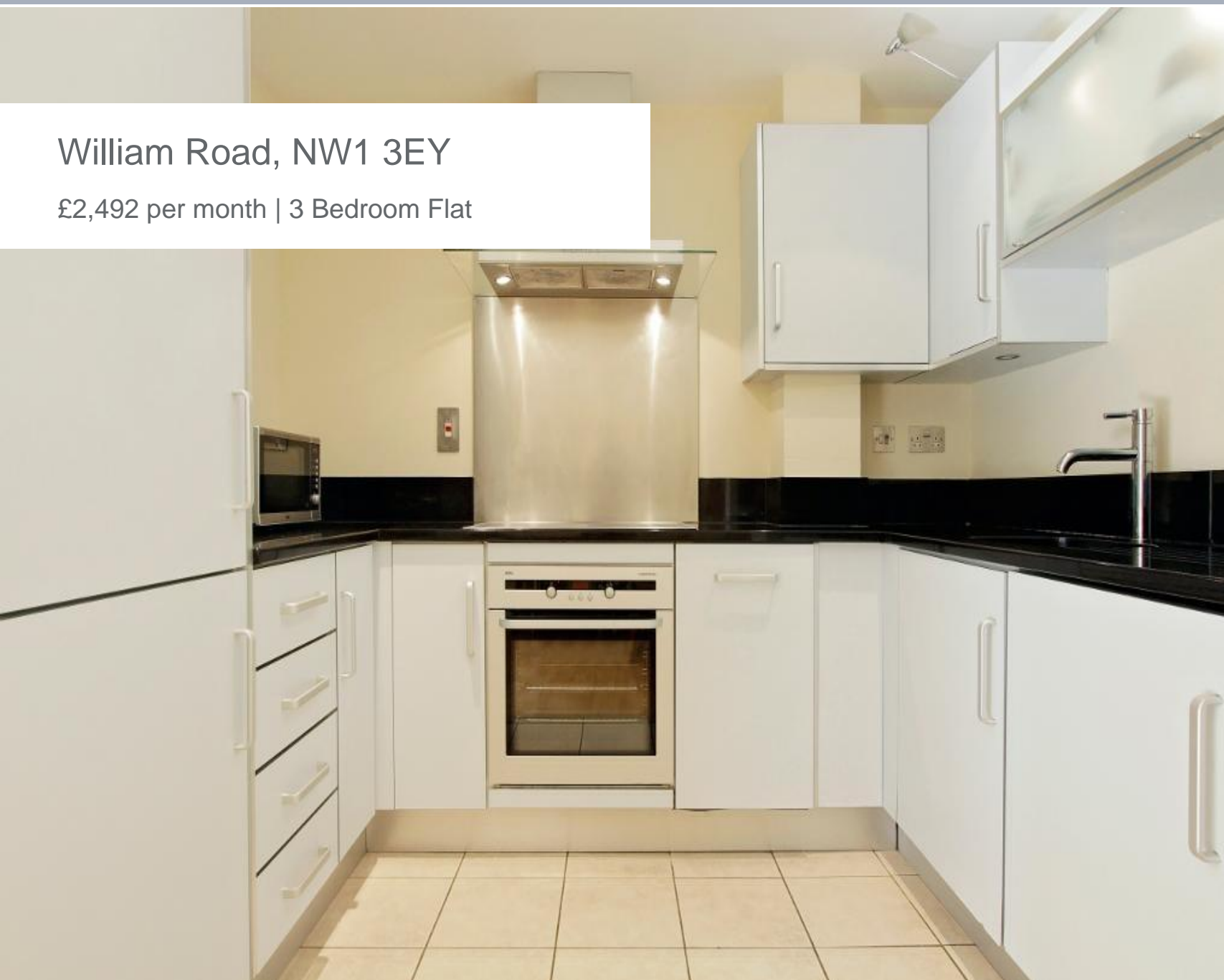




William Road, NW1 3EY

£2,492 per month | 3 Bedroom Flat





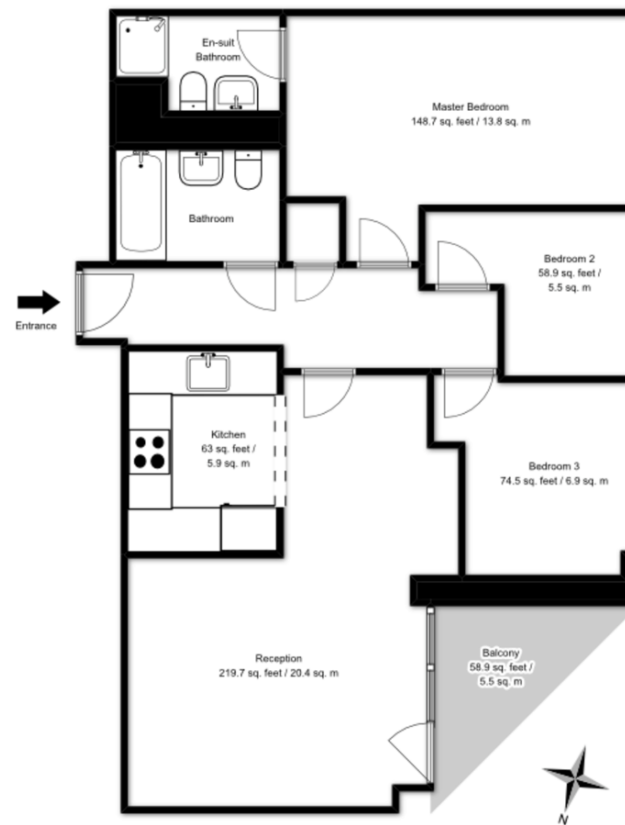
William Road, NW1 3EY

£2,492 per month | 3 Bedroom Flat

A three bedroom apartment located on the 3rd floor of this modern development with lift. This well presented home is offered with bright, neutral decor and features hardwood flooring in the hallway and living area with space to dine, three bedrooms with new carpets, two bathrooms (one en-suite), modern semi-open plan kitchen with all appliances, balcony and video entryphone.

William Road has a central location in between Camden and the West End of London with an excellent range of tube stations and local shops within the vicinity. The excellent shopping facilities and night life of the West End with the open spaces of Regents Park are also close to hand. Only three minutes to Warren Street and Euston tube stations (Northern and Victoria lines, Zone 1).

Approx. Gross floor Area: 70.5 sq. meters / 760 sq. feet



Third floor
For illustrative purposes only. Not to scale.



Tenant Terms & Fees

Tenancy fees and terms for tenants - Short Lets:

- A minimum of a four weeks deposit must be paid in advance for all short let rentals that exceed 60 days duration.
- For short let rentals all moving in monies have to be paid in advance for the duration of the tenancy.
- Long/Short Let Rentals - Mid tenancy to end of tenancy
- Tenant/Occupant change Fee £50 per person
- Deposit- where our client landlord is not a member of any insurance based or custodial scheme, such monies will be held Ashmore Estates Limited as stakeholder in an insurance based scheme TDS (Tenancy deposit scheme).

Tenancy fees and terms for tenants - Long Lets:

Should you wish to terminate your tenancy before the end of the fixed term and the landlord agrees that you can terminate early, you will be responsible for the repayment of the pro-rata commission paid in advance by the landlord for the unexpired portion of the tenancy, unless you are exercising a break clause which is contained in your tenancy agreement.

It is your obligation to obtain written consent from the landlord for any change in the identity of the tenants. Upon receipt of this consent Ashmore Residential will draw up a tenancy agreement for signature by all parties.

An administration fee of £25 will be charged for each letter sent by Ashmore Residential regarding late or non-payment of rent or administration charges.

Long/Short Let Rentals - Mid tenancy to end of tenancy.

Tenant/Occupant change Fee £50 per person

Deposit- where our client landlord is not a member of any insurance based or custodial scheme, such monies will be held Ashmore Estates Limited as stakeholder in an insurance based scheme TDS (Tenancy deposit scheme).

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		