



NATHAN K  
REAL ESTATE

#NO1PROPERTYFINDER



63 Amwell Street, London, EC1R 1UR

Asking price £2,300,000



A great opportunity to acquire this large mixed use freehold situated in the Amwell Village. This rare property currently consists of; A large and beautifully presented three double bedroom, two bathroom maisonette situated on the upper floors, a retail shop on the ground floor and a large one bedroom apartment on the lower ground floor. The property can be converted into one dwelling subject to planning. Amwell Street is well situated for all the amenities of Clerkenwell and Upper Street with the famous Exmouth Market with its eclectic mix of bars, restaurants and coffee shops also being in close proximity. The City is within walking distance and there is a wealth of transport to choose from including Kings Cross, Angel and Farringdon stations only a few minutes walk away.

The property benefits from 5% stamp duty.

- Freehold
- Two Reception Rooms
- Prime Location
- Four Bedrooms
- Retail Shop
- 5% Stamp Duty

