



DA VINCI HOUSE, SAFFRON HILL, LONDON, EC1N
£1,500,000 LEASEHOLD 188 YEARS

CONVERTED IN 1995 FROM THE OLD PRINT WORKS FOR PUNCH MAGAZINE, THIS LOFT-STYLE WAREHOUSE CONVERSION IS ONE OF THE FINEST EXAMPLES OF CLERKENWELL'S TRENDY NEW YORK STYLE APARTMENTS.

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DESCRIPTION:

In an area of London once referred to as little Italy, it is aptly named Da Vinci House.

At approx. 1334sq ft, this is an outstanding three-bedroom, two bathroom third-floor lateral apartment with an oversized reception room and a huge west facing terrace.

The spacious flat is offered in good condition throughout but could do with updating and has ample built in storage.

St Cross Street is very well located for a multitude of transport links including Farringdon Station. Chancery Lane (Central line) is also close by. The City and West End are both within easy walking distance.

Service Charge: £6,694 PA, Ground Rent: Zero



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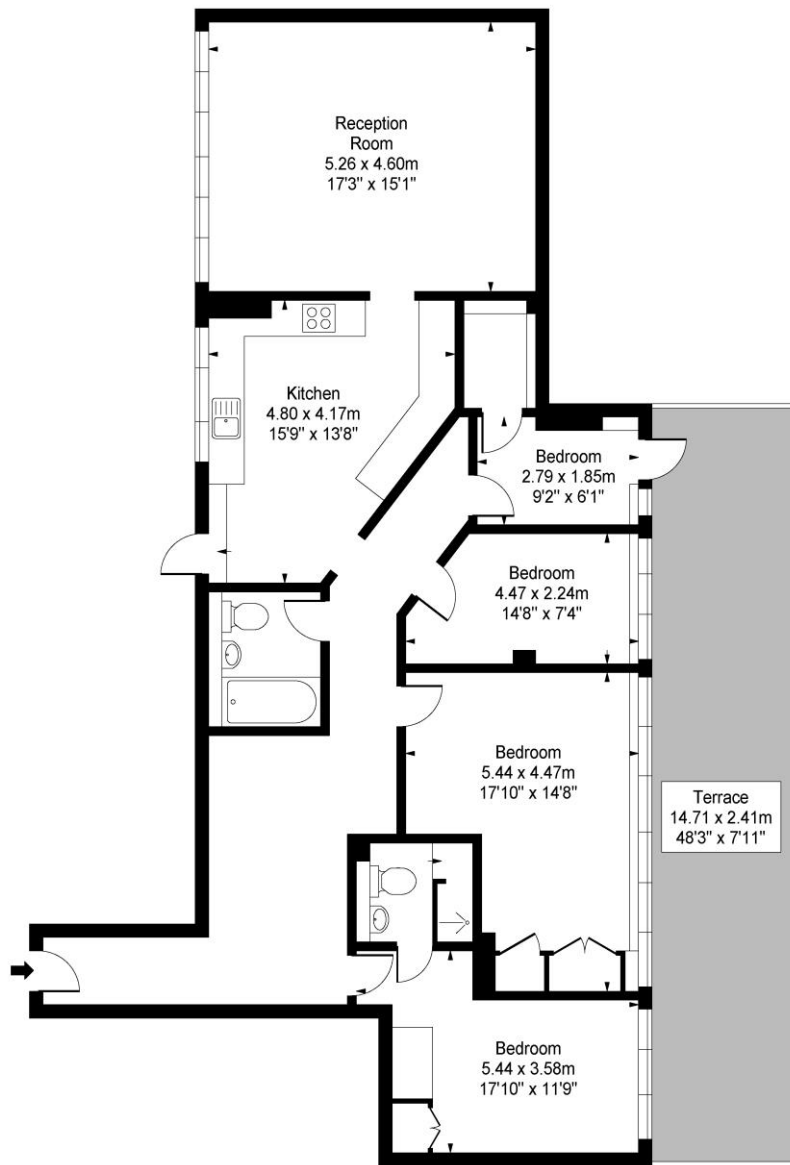


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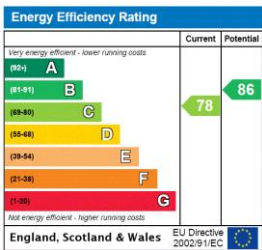
Saffron Hill WC1



Approx Gross Internal Area 1334 Sq Ft - 123.97 Sq M

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy
However all measurements are approximate.
The floor plan is illustrative purposes only and is not to scale

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