



FARRINGTON ROAD, EC1
£450,000 LEASEHOLD

Winkworth



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The property benefits from retaining its beautiful original windows, allowing for plenty of natural light and providing a stylish feature in keeping with the building's age.

Situated on the first floor, the apartment comprises a separate kitchen, a bright reception room, a large double bedroom with fitted wardrobes, hallway storage and a very spacious bathroom. This is an exceptional property offering generous proportions throughout.

The property is ideally located on Farringdon Road, adjacent to Farringdon Station, and will undoubtedly benefit from the forthcoming retail development. With already excellent transport links, Farringdon is one of London's best-connected stations, making it arguably one of the capital's most sought-after transport hubs.

Leasehold: approx. 973 years remaining

Service Charge: approx. £4,250 per annum includes Water Rates, Central Heating and Hot Water

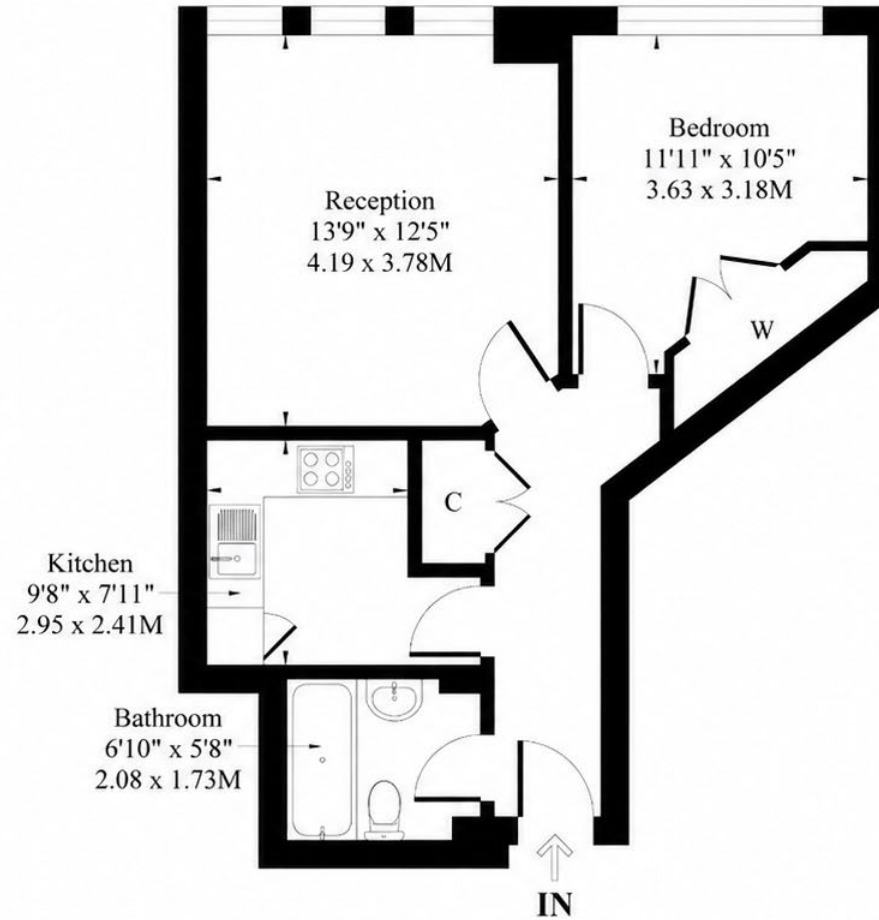
Ground Rent: approx. £300 per annum

Council Tax: Band E, Camden Council





Farringdon Road EC1



First Floor

Approx. Gross Internal Area: 489 Sq. Ft / 45.43 Sq. M

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

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