



PRINCETON STREET, WC1
£795,000 LEASEHOLD

Winkworth



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A two-bedroom, third floor, modern apartment forming part of a small development near Red Lion Square, Bloomsbury.

The flat is a walk-up and is configured with a good-sized double bedroom, a single bedroom, a comfortable reception room, a bathroom and a separate kitchen. There are wood floors throughout, and the property benefits from good natural light. It has served as a pied-à-terre and, more recently, as a successful rental property. The owners have kept it in good order.

3 Princeton Street is situated at the junction of Red Lion Street and Princeton Street, in the heart of this interesting, well-connected and quieter part of Bloomsbury and Holborn.

The location provides easy access to the City, the West End and the Legal Quarter. The major academic institutions of LSE, UCL and King's College London are all within easy walking distance.

Transport links are excellent. The nearest Underground stations are Holborn, Chancery Lane, Russell Square and Tottenham Court Road, with the latter also providing access to the Elizabeth line and fast connections across London.

Leasehold: approximately 86 years remaining

Ground Rent: About £600 per annum

Service Charge: About £3,000 per annum

Camden Band E: £2,575 per annum

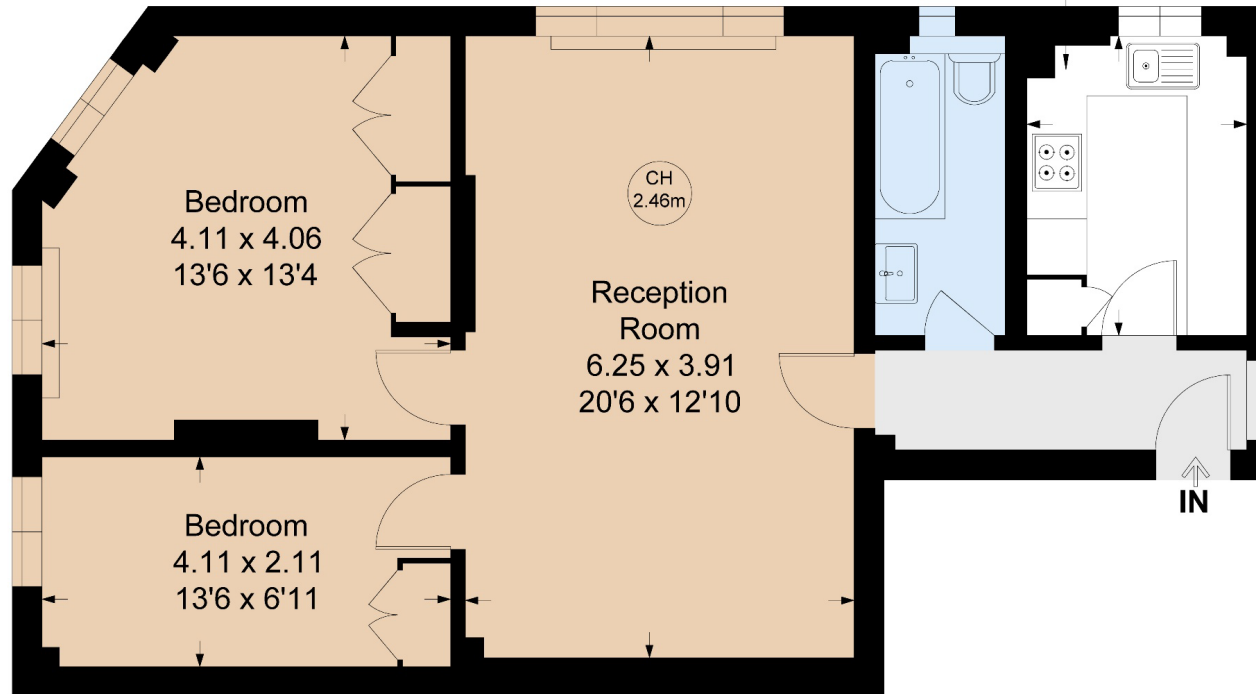




Princeton Street, WC1R

Approximate Gross Internal Area = 66.74 sq m / 718 sq ft

Key :
CH - Ceiling Height



Third Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

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