



MALTA STREET, EC1
£695,000 LEASEHOLD

Winkworth



MALTA STREET, EC1

A bright three-bedroom split level flat, located just moments from the famous Exmouth Market, located between St John Street and Goswell Road.

Comprises of three double bedrooms, a family bathroom, an eat-in kitchen and a large reception room with access out to the private balcony on the first floor.

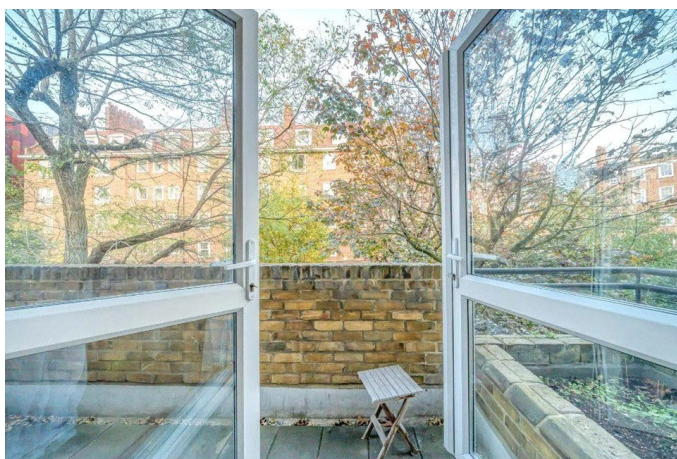
The property benefits from excellent transport links, with several Underground and National Rail stations nearby, providing convenient access across London. The surrounding neighbourhood offers a wide range of cafés, restaurants, shops, and local amenities, while also being within easy reach of the City of London, Farringdon, Old Street, and Angel. This central location makes it well suited for both residential living and professional commuting.

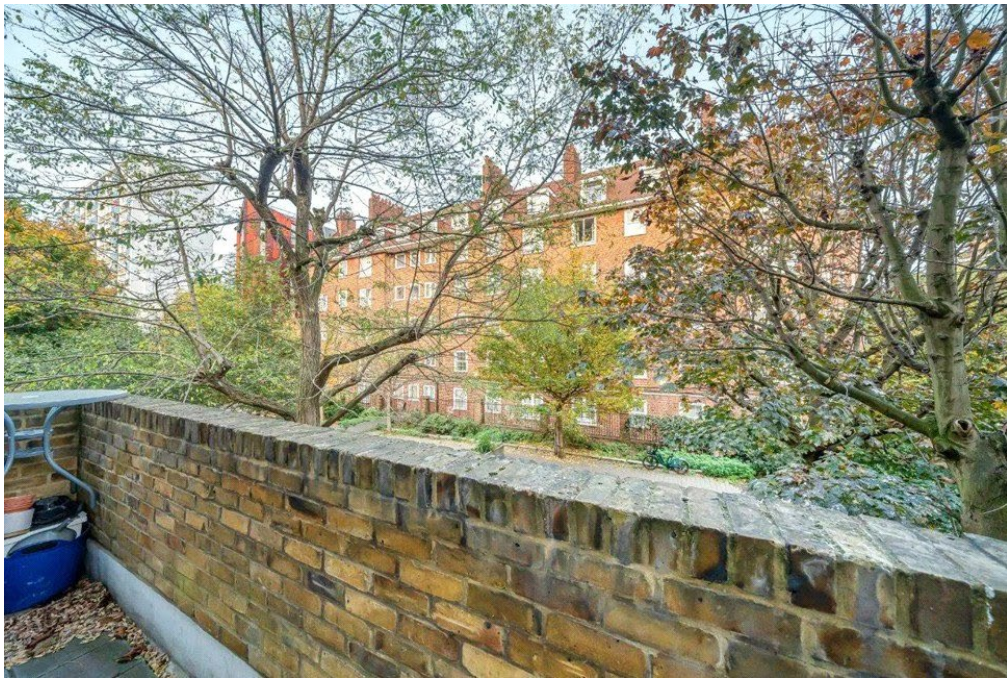
Leasehold, approximately 173 years remaining

Ground Rent: About £10 per annum

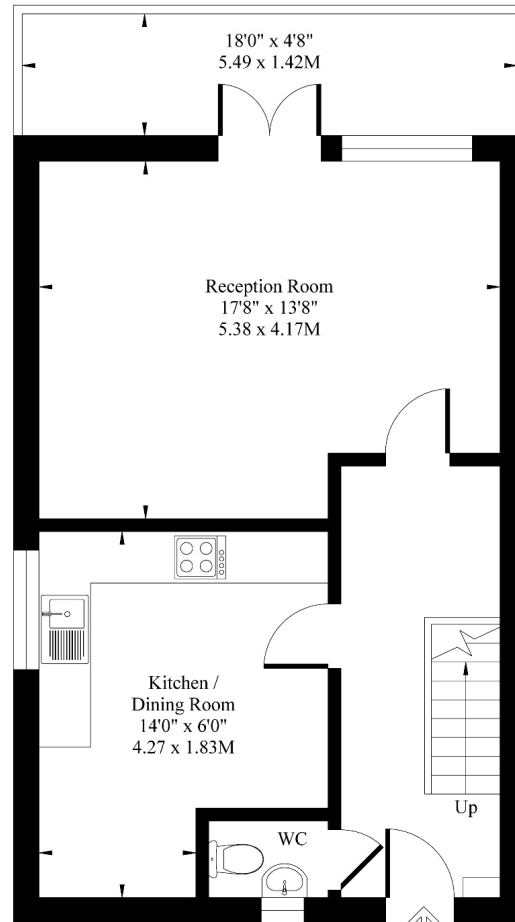
Service Charge: About £4,301.60 per annum includes heating and hot water

Council Tax: Band D, Islington

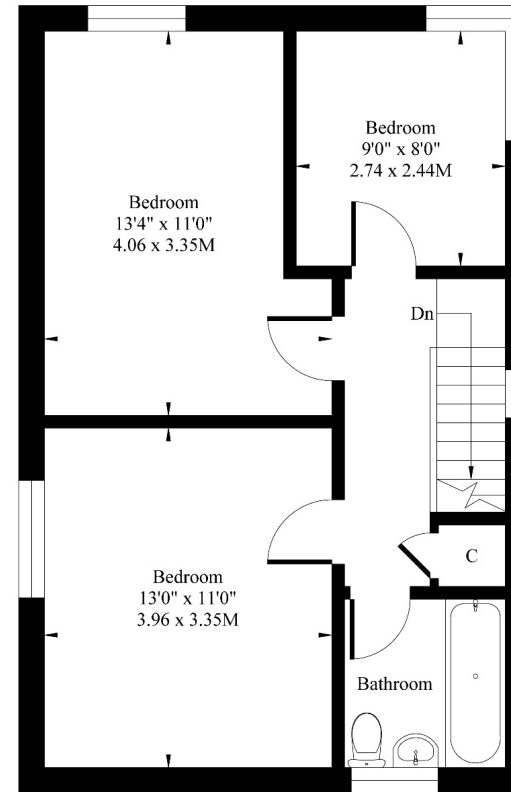




Malta Street EC1V



First Floor



Second Floor

Approx. Gross Internal Area: 995 Sq. Ft / 92.43 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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	72 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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