



TORRINGTON PLACE, WC1
£1,400,000 LEASEHOLD

Winkworth



TORRINGTON PLACE, WC1

A beautifully proportioned four- or five-bedroom apartment on the second floor of an imposing red-brick mansion building in a prime Bloomsbury location.

The property has been in the same family ownership for approximately 25 years. Offering flexible accommodation, the flat is currently arranged with five bedrooms, a separate eat-in kitchen, a turreted reception room, a bathroom and a guest WC.

The impressive ceiling heights, period features, excellent natural light, pleasant views and quiet location combine to create a wonderfully comfortable living environment. It is a fine example of a flat of its kind.

Gordon Mansions is an architecturally significant and handsome late-Victorian red-brick mansion building situated in the heart of Bloomsbury. The London Borough of Camden is the freeholder.

The flat is somewhat dated, and prospective buyers may wish to refresh and reconfigure the accommodation to suit their needs.

The property is conveniently located for easy access to the City, the West End, the legal quarter and London's major railway termini. The nearest Underground stations are Tottenham Court Road, Goodge Street and Warren Street.

Leasehold, approximately 99 years remaining

Service Charge: About £4,500 per annum (Includes hot water and partial heating)

Ground Rent: About £10 per annum

Council Tax: Band G

Camden Council, About £3,511 per annum

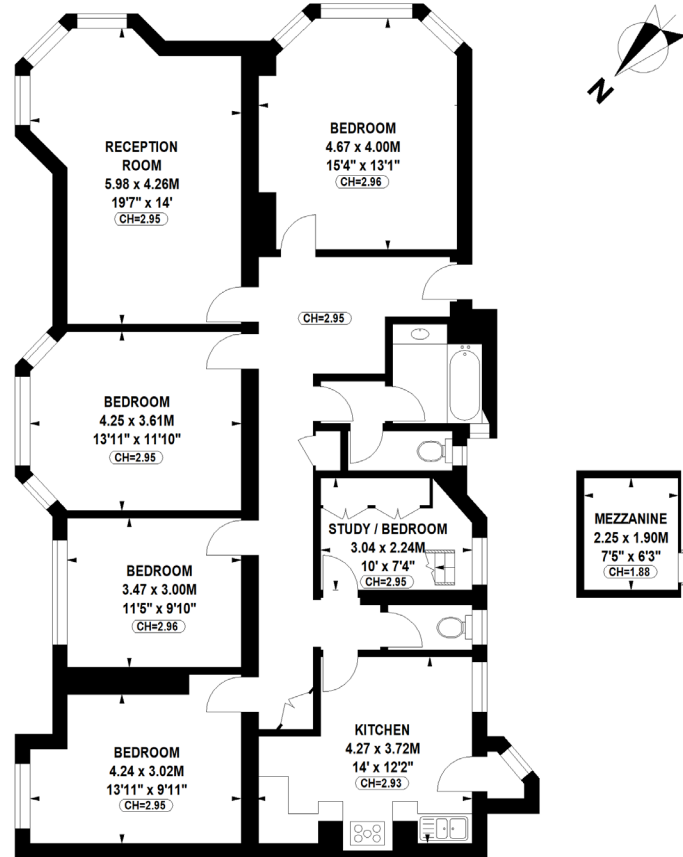




Gordon Mansions, Torrington Place, WC1

Approximate Gross Internal Area 140 sq.m / 1507 sq. ft
Including Mezzanine of Approximately 5 sq.m / 54 sq. ft

Key : CH = Ceiling Height



Second Floor

Mezzanine

Floor Plan produced for WINKWORTH by Mays Property Marketing © . Tel 020 3397 4594

Illustration for identification purposes only. Not to scale.

Orientation, measurements, and other details are approximate and for guidance only, purchasers should verify details independently.

Where a room has a sloping ceiling the dotted line marks 1.50M height, and all measurements shown are at floor level.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

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