



BABINGTON COURT, ORDE HALL STREET, LONDON, WC1N
£575,000 LEASEHOLD

A THREE BEDROOM, FIRST FLOOR EX-LOCAL AUTHORITY FLAT IN VERY GOOD CONDITION SET IN A PRIME BLOOMSBURY LOCATION.

Leasehold: To Jan 2115 so 94 years remaining

Camden Council Band D, £1791.47

Ground Rent: £10 PA

Service Charge of £2440.34 this year, including hot water, caretaking, cctv and heating.

West End | 020 7240 3322 | westend@winkworth.co.uk

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DESCRIPTION:

Configuration: Entrance lobby and hallway, family bathroom, modern fitted kitchen, three double bedrooms. The apartment has herringbone parquet flooring in the main living areas and is in lovely condition throughout. The overall feel of this comfortable quiet and bright apartment makes it one of the best in its class. Babington Court is found between Orde hall Street, Great Ormond Street and Boswell Street in Bloomsbury and so is marvellously positioned for London's University, Museum and Legal Quarters as well as access to the City, The West End, Euston, King's Cross and St Pancras stations. The building has had a recent window upgrade and parking is available for residents at reasonable cost. The nearest Underground is at Russell Square, Holborn and Chancery Lane.

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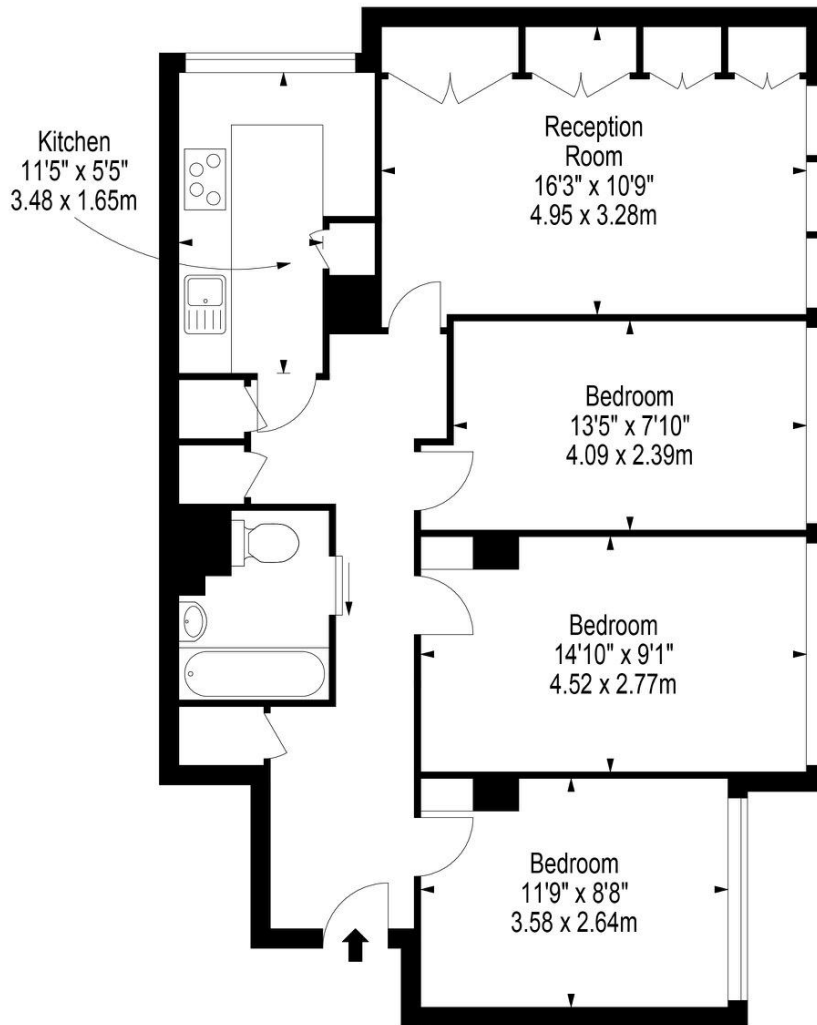
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Babington Court, Orde Hall Court, London, WC1

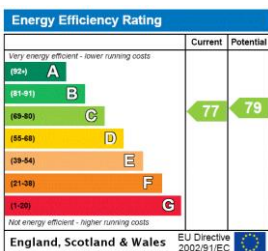


First Floor

Approx Gross Internal Area **810 Sq Ft - 75.24 Sq M**

Floor Plan Supplied For Identification Purposes Only And May Not Be Accurate
Floor Plan by www.elegantmediasolution.com

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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