



CHARLES ROWAN HOUSE, MARGERY STREET, LONDON, WC1X
£750,000 LEASEHOLD

A THREE BEDROOM FLAT LOCATED ON THE TOP FLOOR OF THIS ATTRACTIVE GRADE II LISTED EDWARDIAN BLOCK.

Leasehold approx. 101 years remaining | Service Charge: £1282pa | Ground Rent: £10pa | Council Tax Band C: £1600pa

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DESCRIPTION:

The property is exceptionally light throughout and comprises an open-plan kitchen and living room, three double bedrooms with plenty of storage and a tiled bathroom. There is also the added benefit of a private balcony leading off the kitchen overlooking the Parisian style courtyard. Charles Rowan House is ideally located moments away from the vibrant Exmouth market. Farringdon, Kings Cross and Angel stations are within easy reach, with multiple bus routes available linking areas such as the West End.



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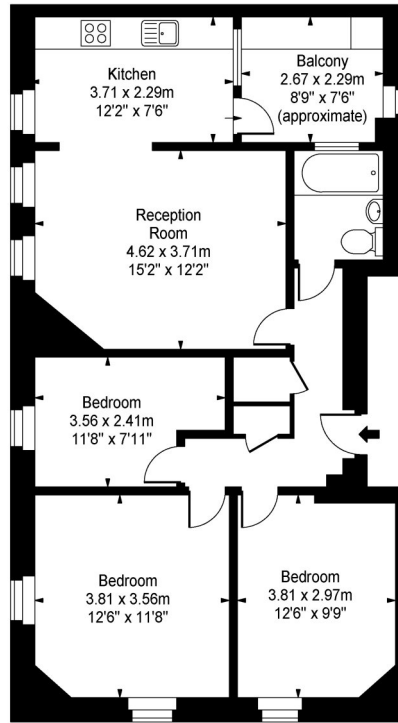
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Charles Rowan House, WC1



Fourth Floor

Approx Gross Internal Area 850 Sq Ft - 78.96 Sq M

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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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