



ARCHER STREET, W1D
£1,595,000 SHARE OF FREEHOLD

Winkworth



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The centre of the centre of Entertainment London! Theatres, restaurants, clubs, cinemas, and shopping are all on your doorstep.

A two-minute walk from Piccadilly Circus, this super bright 2-bedroom 2-bathroom is a spacious New York type of loft conversion (originally Charlie Chester's Casino, a favourite haunt of the Kray brothers) and offers over 1,000sf of living space along with a lovely sun-splashed (well, it's London, so, occasionally sunny) terrace. There are large windows on all four sides of the flat, newly installed wood floors, a super large sitting room and two well-sized bedrooms (one en-suite.)

Infused with old Soho character, this 2nd story flat makes for a perfect home for someone uninterested in a boxy, cookie-cutter flat. For movie fans, think of the flat Glenda Jackson and George Segal rented for their trysts in *A Touch of Class*.

Leasehold: Approx. 105 years plus Share of Freehold.

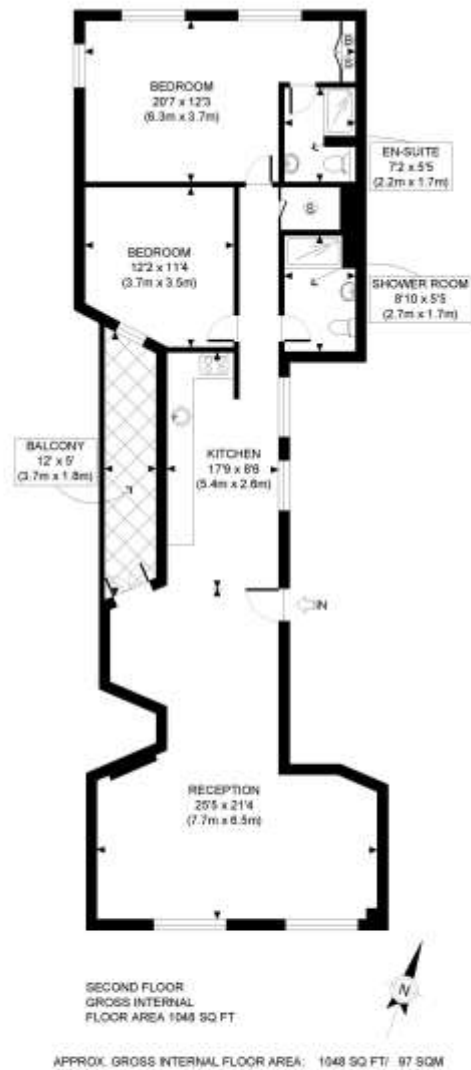
Ground Rent: NIL

Service Charge: Approx. £3,000 p/a.

Council Tax Band: G payable £1,625.



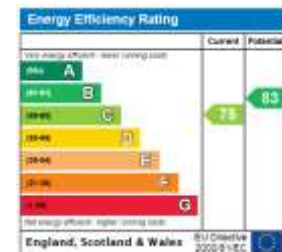




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This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

PROPERTY PHOTO PLANS



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