



WOBURN PLACE, WC1H
£355,000 SHARE OF FREEHOLD

Winkworth



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A stunning studio flat on the 6th floor of a renowned red-brick mansion block, just 150 yards from Russell Square and its Underground station based in the heart of Bloomsbury

Approx. 28 Square meters.

Recently refurbished to a high standard, with a new kitchen, bathroom, decoration carpets and a sunny front-facing aspect.

The building offers a 24/7 concierge. Major works have happened on the block in the last few years and its all been paid for.

Perfectly located near Covent Garden, Soho, and leading universities including UCL, SOAS, LSE, and King's College London, this property makes an ideal pied-à-terre for someone in an iconic block.

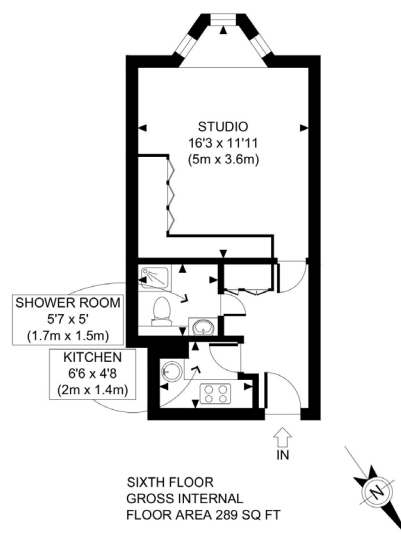
Leasehold plus Share of Freehold: approx. 980 years remaining

Service Charge: approx. £3,800 per year (includes heating hot water, concierge, sinking fund and communal cleaning)

Council Tax: Band C Payable £1,873







APPROX. GROSS INTERNAL FLOOR AREA: 289 SQ FT/ 27 SQM

PROPERTY PHOTO PLANS .CO.UK

ONE STOP SHOP FOR PROPERTY MARKETING

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.

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

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

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