



**THE OLD SCHOOL, PRINCETON STREET, LONDON, WC1R  
£620,000**

**A MODERN ONE BEDROOM DUPLEX APARTMENT ON THE FIRST FLOOR OF THIS BEAUTIFUL CONVERTED SCHOOL FROM THE 1990S, IN THE HEART OF HOLBORN.**

Lease: Approx. 976 years remaining | Ground Rent: Approx. £150 p/a | Service charge: Approx. £5,500 p/a | Council Tax Band: G, approx. £2,987 p/a.

West End | 020 7240 3322 | [westend@winkworth.co.uk](mailto:westend@winkworth.co.uk)

**Winkworth**

for every step...

[winkworth.co.uk](http://winkworth.co.uk)



**DESCRIPTION:**

The flat has good sized rooms, large windows and is split level with a large mezzanine level giving a double height ceiling. It also has its entrance in Princeton Street and has been owned by the current owner for several years. The Old School is well positioned for the West End and the City, with several world class universities close by. The property is also close to Red Lion Square and Holborn tube station, as well as Chancery Lane and Russell Square tube stations.

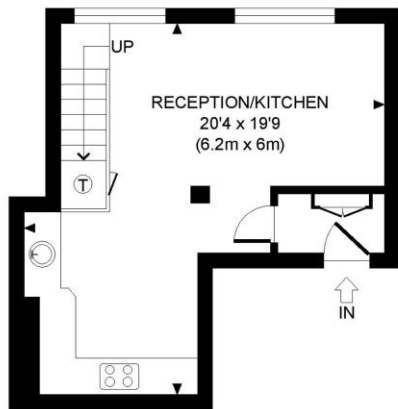


for every step...

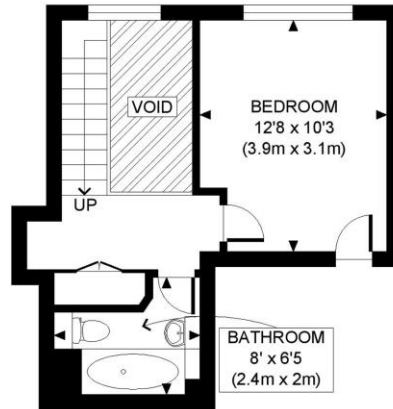


**Winkworth**

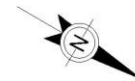
for every step...



FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 301 SQ FT



SECOND FLOOR  
GROSS INTERNAL  
FLOOR AREA 251 SQ FT



APPROX. GROSS INTERNAL FLOOR AREA: 552 SQ FT/ 51 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.

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.

Energy Efficiency Rating		Current	Potential
Most energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	79	83
(54-68)	D		
(39-53)	E		
(21-38)	F		
(1-20)	G		
Least energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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



for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.