



**COPPERFIELD HOUSE, NORTHINGTON STREET, LONDON, WC1N  
£699,950**

**A LOVELY THIRD FLOOR (WALK-UP) SOUTH-FACING FLAT SET IN A  
NEO GEORGIAN PROPERTY IN THE HEART OF BLOOMSBURY, WITH  
ACCESS TO A SMALL COMMUNAL GARDEN.**

Lease: 999 years from 2021 plus Share of Freehold | Service charge to include sinking fund  
£1,800 p/a approx. | Ground Rent: nil | Council Tax Band F Camden Council, £2,745

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

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### DESCRIPTION:

The property is clean and tidy with good light. It has three bedrooms and two bathrooms (one en-suite), a decent lounge and a very nice kitchen. The flat is situated in a quiet street and is close to Chancery Lane and Holborn tube stations, and the Elizabeth Line at Farringdon. The Brunswick Centre is also about a 12-minute walk away. The universities of LSE and UCL are all close by, and the flat is very well situated for the West End theatres and restaurants, which are all near. Early viewing is well recommended.



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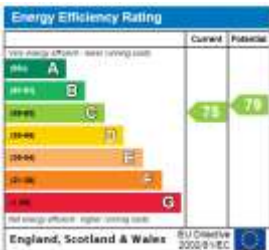
THIRD FLOOR  
GROSS INTERNAL  
FLOOR AREA 638 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 638 SQ FT / 59 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.



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