



ODHAMS WALK, WC2
£740,000 LEASEHOLD

Winkworth



ODHAMS WALK, WC2H

A three bedroom apartment with a private terrace in a prime Covent Garden location.

The property is located in Odham's Walk, a well maintained and popular residential development, conveniently and impressively located just off Long Acre, Neal Street and Shelton Street.

The third floor flat is in good but dated order throughout.

There are three bedrooms, an eat-in kitchen, a reception room and a shower room.

Odham's Walk is a 1970's award winning semi-gated development with stepped housing levels and impressive communal areas.

Leases are extendable, and the law is changing to make the process easier.

The central location gives excellent access to all the theatrical, entertainment, dining and retail opportunities of the West End.

The nearest Tube stations are Covent Garden and Leicester Square.

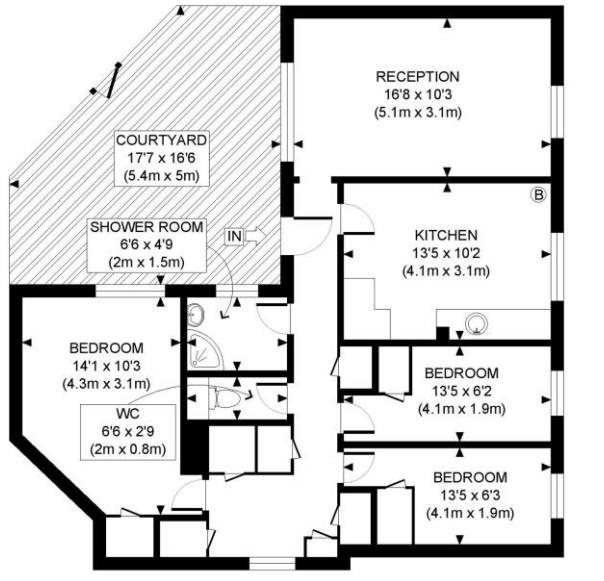
Leasehold: Approx. 48 years remaining

Service Charge: 2025/2026 Approx. £5,945 PA

Ground Rent: Approx. £10 per annum

Council Tax: Band F, £1,408





THIRD FLOOR
GROSS INTERNAL
FLOOR AREA 838 SQ FT



APPROX. GROSS INTERNAL FLOOR AREA: 838 SQ FT/ 78 SQM

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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.

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SEE STEP 2 FOR THE PROPERTY PHOTOS

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (90-100)	A	77
(81-90)	B	81
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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