

For Sale



People Make Places



Floral Street, Covent Garden WC2

1 bedrooms | 560 sq ft

£750,000





A well proportioned one bedroom flat situated on the second floor of this modern residential block on Covent Garden's popular Floral Street. Benefitting from a corner aspect and large windows, this bright yet quiet flat would make an ideal pied-a-terre or rental investment.

What you need to know

- One Bedroom Flat
- Second Floor (with lift)
- Dual Aspect
- Incredibly Quiet Location
- Separate Kitchen
- Daytime Concierge
- Vacant Possession
- Leasehold - 126 years approx.
- Service Charge: £5,281.18 per annum
- Ground rent: £0.00



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Overview

This quiet cobbled street is one of Covent Garden's best loved addresses, full of character and charm and located moments from the heart of the action. This well proportioned flat features a lovely dual aspect reception room with a view over Banbury Court at the rear of the building. There is a separate kitchen with small breakfast bar and a generous bathroom off the hallway.

The double bedroom features fitted wardrobes, with further storage in three spacious cupboards accessed from the central hallway.

The building benefits from a friendly daytime concierge and a lift to all floors. The flat is presented in good order throughout, although very much in original 1980's specification. We love the authentic feel, so the opportunity is there to create a stylish home with a unique retro vibe, or to completely modernise if a buyer preferred.

Covent Garden residents have access to some of the capital's





finest restaurants and retailers, not to mention world class cultural attractions in the form of the Royal Opera House and numerous theatres, museums and galleries. Educational powerhouses The London School of Economics, King's College and University of London all have major campuses nearby, making the neighbourhood an ideal home for culture vultures and students alike.

Tiring of the Covent Garden lifestyle is pretty much impossible, there's just so much to do! But if you feel the need to spread your wings, Soho, Mayfair, the City of London and the South Bank are all within easy reach, not to mention numerous transport options including tube, crossrail, mainline rail and river boat, making the area one of the most well connected neighbourhoods in the capital.



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People Make Places

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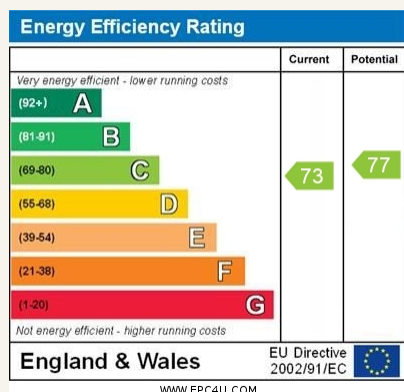
We work with both property owners and their occupiers, sharing the story of these vibrant neighbourhoods, conveying the unique soul & energy to future custodians, the people who'll keep them buzzing.

And unlike many real estate businesses we're not just about buildings, because streets & buildings don't make a neighbourhood.

We're about building relationships, because **people make places**.

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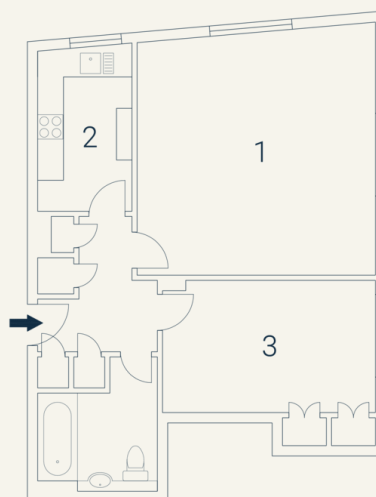
Approximate Gross Internal Area 52 sqm/ 560 sq ft

Second Floor

1 Living/ Dining
4.90 x 4.67M
16'1" x 15'4"

2 Kitchen
3.10 x 1.82M
10'2" x 6'0"

3 Bedroom
4.13 x 3.27M
13'7" x 10'9"



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