



THE CLOISTER

Principal Tower, Shoreditch

£3,155,000 Leasehold



The Cloister

106 Great Portland Street, London, W1W 6PF
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E. lettings@thecloisteruk.com W. www.thecloisteruk.com



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Property Description:

Designed by Foster and Partners, Principal Tower is an exclusive 50-story development with carefully crafted spaces and a premium selection of one, two, and three-bedroom apartments.

Description:

Choose Principal Tower for:

- Exclusive luxurious apartments- Iconic landmark status on the London skyline
- Access to a resident's gym, lap pool, and spa
- 24-hour concierge services and a residents' lounge
- Beautifully presented interiors with high-spec fittings
- Fabulous private balconies or terraces in many apartments
- Prestigious location in the heart of the financial district

Location:

Positioned in a prestigious location with captivating views of the City of London and Shoreditch, Principal Tower is well-connected to five major transport hubs within walking distance, providing easy access to every corner of the capital. London City Airport is an added advantage, reachable in less than 30 minutes. Perfectly situated for central London living, Principal Tower offers a plethora of activities with the City and Shoreditch right at your doorstep. Whether it's an evening in Old Street, indulging in delicious street food in Brick Lane, or strolling through Columbia Road flower market, there's something for everyone. Its proximity to Liverpool Street station, a highly connected transport hub, allows convenient exploration of other renowned London destinations such as Harrods or Hyde Park, further enhanced by the recent addition of the Elizabeth Line to Liverpool Street's connectivity.

Additional Information:

Square Footage: 891

Leasehold 999 years



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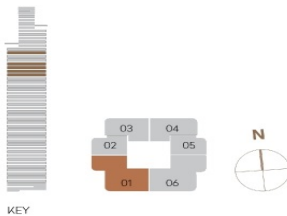
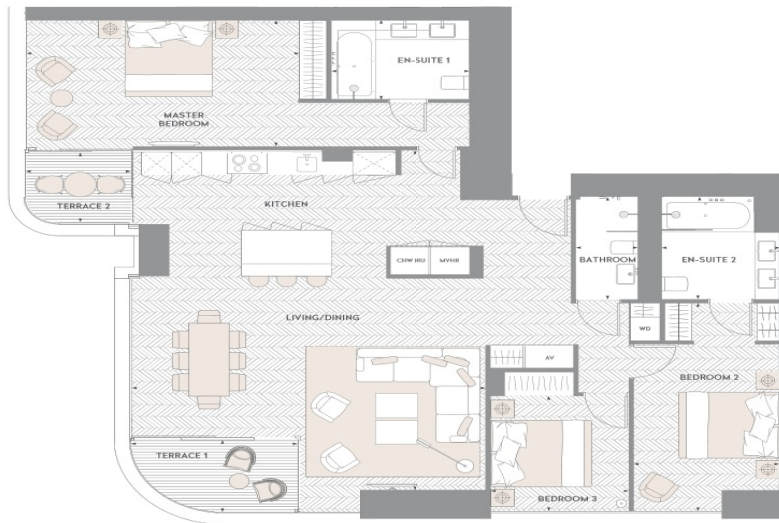
APARTMENT 01

3 BEDROOM
FLOORS 31-34, 37

APARTMENT 135.3m² / 1,456ft²
TERRACE 9.1m² / 97ft²

Living/dining 7.05 x 6.07m / 23'0" x 20'0"
Kitchen 5.03 x 3.35m / 16'6" x 11'0"
Master Bedroom 8.83 x 3.35m / 29'0" x 11'0"
En-suite 1 2.63 x 2.10m / 8'6" x 6'11"
Bedroom 2 2.90 x 4.30m / 9'6" x 14'0"
En-suite 1 2.48 x 2.42m / 8'2" x 8'0"

Bedroom 3 2.75 x 3.02m / 9'0" x 9'11"
Bathroom 1.21 x 2.61m / 3'11" x 8'9"
Terrace 1 3.28 x 1.88m / 10'9" x 6'2"
Terrace 2 2.12 x 1.87m / 7'0" x 6'2"



KEY

HIU Heat Interface Unit AV Audio & Visual
CHW Chilled Water WD Washer/Dryer
MVHR Mechanical ventilation heat with recovery White Goods (Refrigerator, Freezer)

Scale 1:105 = 1m/39.3"

Important Notices:

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by The Cloister in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither The Cloister nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s), lessor(s) or landlord(s). Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer, lessee or tenant must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. All items usually known as tenant's fixtures and fittings whether mentioned or not in these particulars are excl

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