

# Frank Harris — & Co. —



Fetter Lane, City of London, EC4A

£1,300,000

Offers in excess of. A high specification two bedroom apartment with the benefit of its own patio garden. There is an open-plan kitchen to the reception room with double doors leading to the outside area.



Amenities include a bike storage room, residents lounge and a communal garden.

Situated in London's legal quarter close to Holborn Circus, Fleet Street and the Law Courts. A good selection of restaurants are close by on Cheapside, Paternoster Square and One New Change shopping centre which is open 7 days a week.

The Grade II listed Maughan library was formerly the headquarters of the Public Record Office, known as the "strong-box of the Empire" and was acquired by Kings College in 1998. Inside the library is a dodecagonal reading room, inspired by that of the British Museum, and a former medieval chapel, now an exhibition space showcasing the special collections of the library.

A high specification two bedroom apartment with the benefit of its own patio garden, a rare find in the City of London. There is an open-plan kitchen to the reception room with double doors leading to the outside area with views of the Maughan Library and the residents communal garden. The flat benefits from air cooling/ heating throughout with individual controls.

Within walking distance of both the City and the West End. A perfect location, moments from Blackfriars station with trains to Gatwick airport, Chancery lane underground, and Farringdon Station for access to the Elizabeth line.

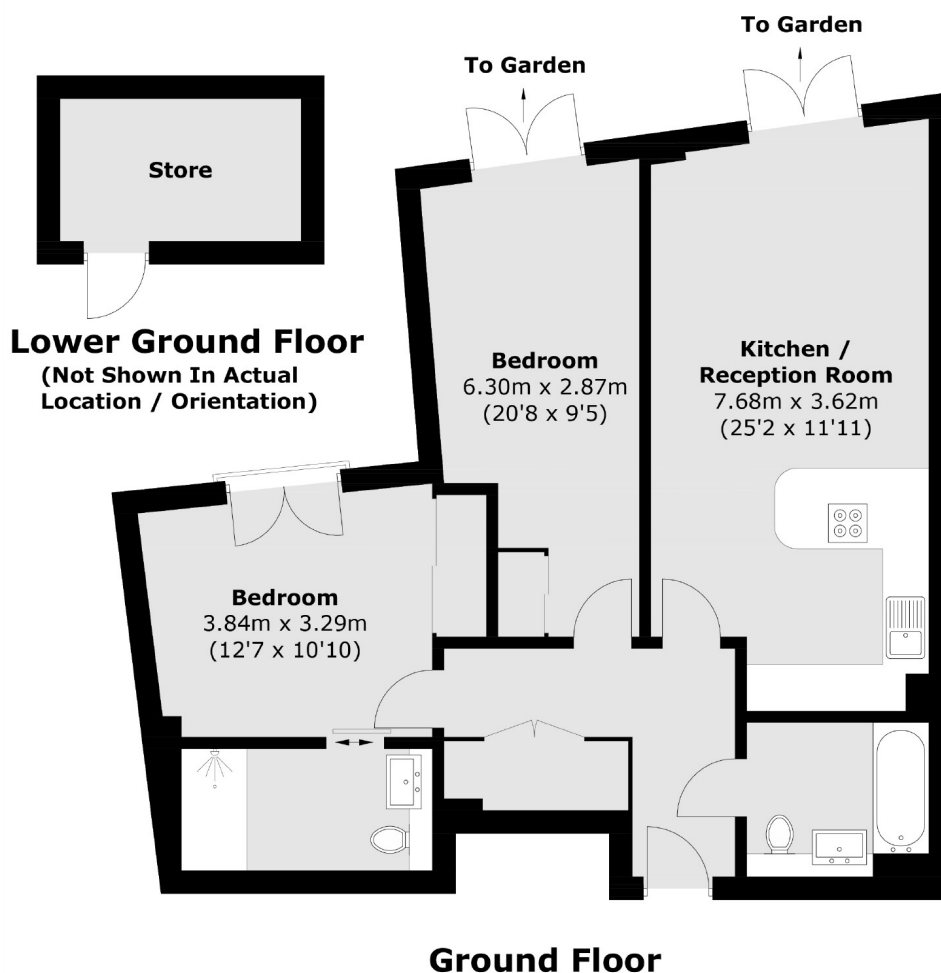
- Two Bedroom Apartment • Private Patio • 24 Hour Concierge •
  - Storage Room • No Onward Chain • Long Lease •
-







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Approx Internal Area: 76.1 sq. m (819.1 sq. ft)  
Store: 5.9 sq. m (63.5 sq. ft)  
Total: 82.0 sq. m (882.6 sq. ft)

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Energy Rating: B. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

