



St. Bartholomew House, West Smithfield, London, EC1A 9DS

Asking Price £925,000

- Amazing One Double Bed Apartment Overlooking Grade II Listed Church
- 999 year Lease (being purchased)
- Immaculate Interior, Virtually Brand New
- Lift
- One of the most Historic Streets in the City of London
- Former Lyons Tea House
- Superb 5 Sash Windows in Reception Room overlooking Church
- Stunning Period Building
- Grade III Listed Interior Staircase
- St. Bartholomew The Great Church

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Welcome to this charming apartment located in the heart of West Smithfield, London. The main picture is taken from the apartment and is the actual view. This delightful property boasts one reception room, one bedroom, and one bathroom, making it a perfect cozy retreat for anyone looking to reside in this vibrant area. Situated on the second floor of a building fully refurbished in 2017, this apartment offers a modern living space with magical historical charm. The stunning views of St. Bartholomew The Great Church from the property provide a serene and picturesque backdrop, adding to the overall appeal of this residence. Some of the standout features of this apartment is its Grade II listed common parts, the stunning views from the reception room, lift access to all floors, immaculate condition of the apartment, electronically operated blinds, comfort cooling, independent gas heating, which all add character coupled with contemporary living to the building but also reflect the rich history of the surrounding area. Additionally, included in the price is a part share in the building's freehold and a 989-year lease to ensure long-term security and peace of mind for the new owner. The building is accessed via a Video Entry System and benefits from an automated bike storage area in the basement providing secure lock up space for any expensive bike. With 538 sq. ft of living space, this apartment offers a comfortable and well-designed layout that maximizes functionality. The views over one of the City of London's most historic streets further enhance the desirability of this property, providing a glimpse into the past while being surrounded by the hustle and bustle of modern city life. Don't miss out on the opportunity to own a piece of history in this sought-after location. Contact us today to arrange a viewing and experience the charm of this West Smithfield gem for yourself.



Council Tax Band: E









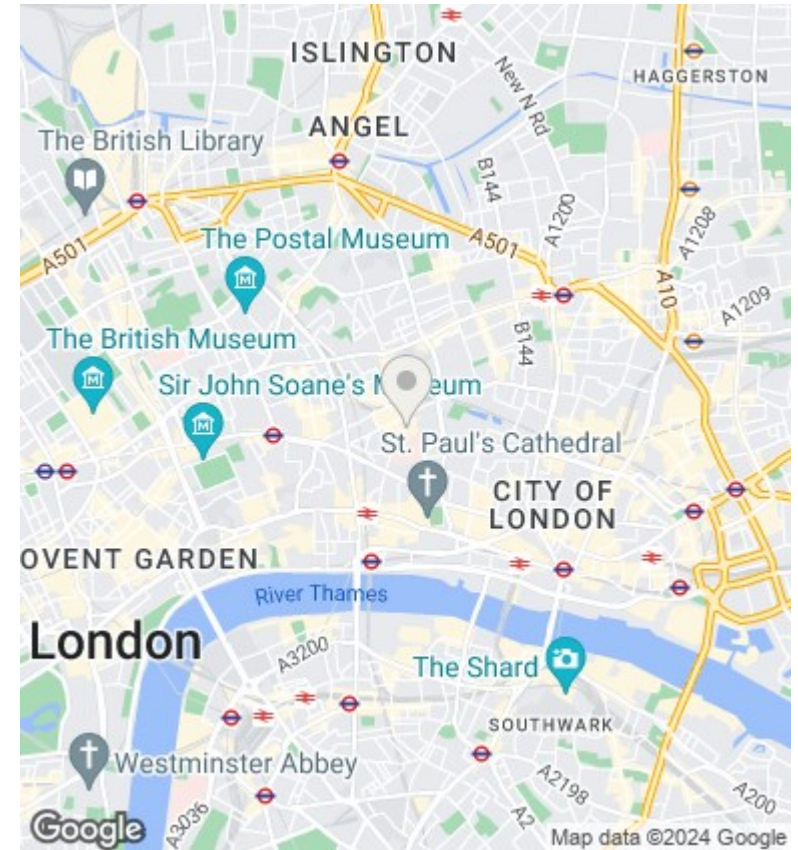
Directions


Viewings

Viewings by arrangement only. Call 020 7606 8000 to make an appointment.

Council Tax Band

E



| Energy Efficiency Rating | | |
|--|---------|---|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| | 76 | |
| England & Wales | | EU Directive 2002/91/EC  |