



84 FETTER LANE, LONDON, EC4A 1EQ

Asking Price £499,000

1 Bedrooms | 1 Bathrooms | For Sale

Property Features

- One Bedroom
- Modern Bathroom
- Wood Flooring
- Passenger Lift
- Close to Chancery Lane
- Fully Fitted Open Plan Kitchen
- Good Size Reception Room
- Third Floor
- Balcony
- EPC Rating - C

Situated in a fantastic CITY location on FETTER LANE is this ONE BEDROOM apartment. The property has good quality fittings, including wooden floors and fully fitted kitchens with a modern bathroom. The apartment has a light, open feel with the added advantage of a balcony to the rear. At present this property is rented and could be sold with the tenant making it an excellent rental investment.

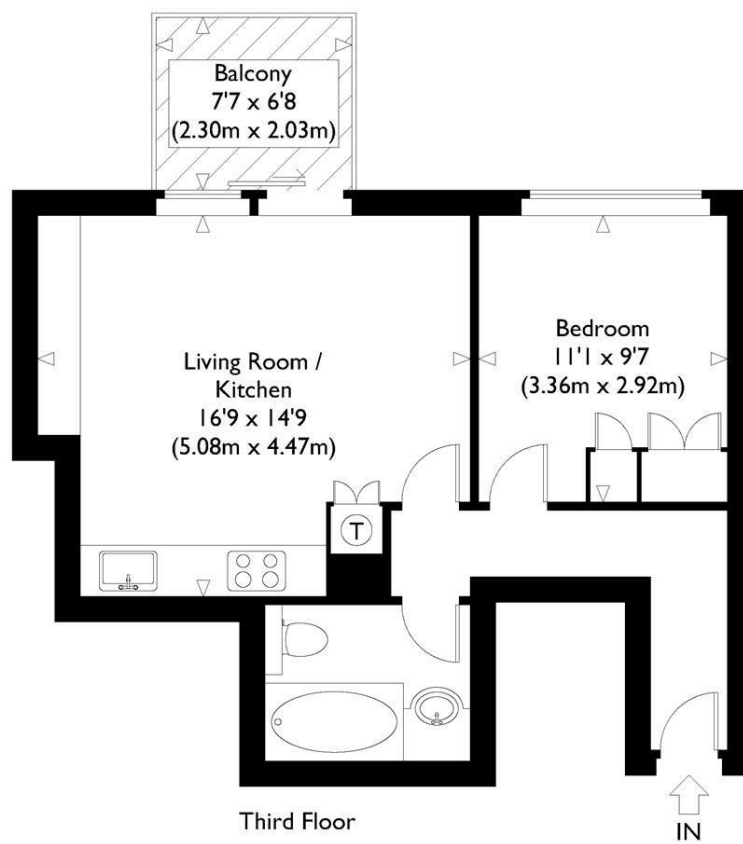
This property is well placed for COVENT GARDEN and KINGS CROSS and is within easy walking distance of Farringdon Station where the ELIZABETH LINE STATION is situated. 84 FETTER LANE is situated close to Fleet Street, St PAUL'S (Central Line) and FARRINGDON. Within walking distance are Waitrose, Marks & Spencer and Tesco. Also within easy reach are St. Pauls' Cathedral, The River, South Bank, Tate Modern, and the One New Change Shopping Complex with many shops, restaurants and bars.

Lease: 150 years from 2008. Service Charge: £3000 per annum Ground Rent £350 per annum



Prepared for Scott City

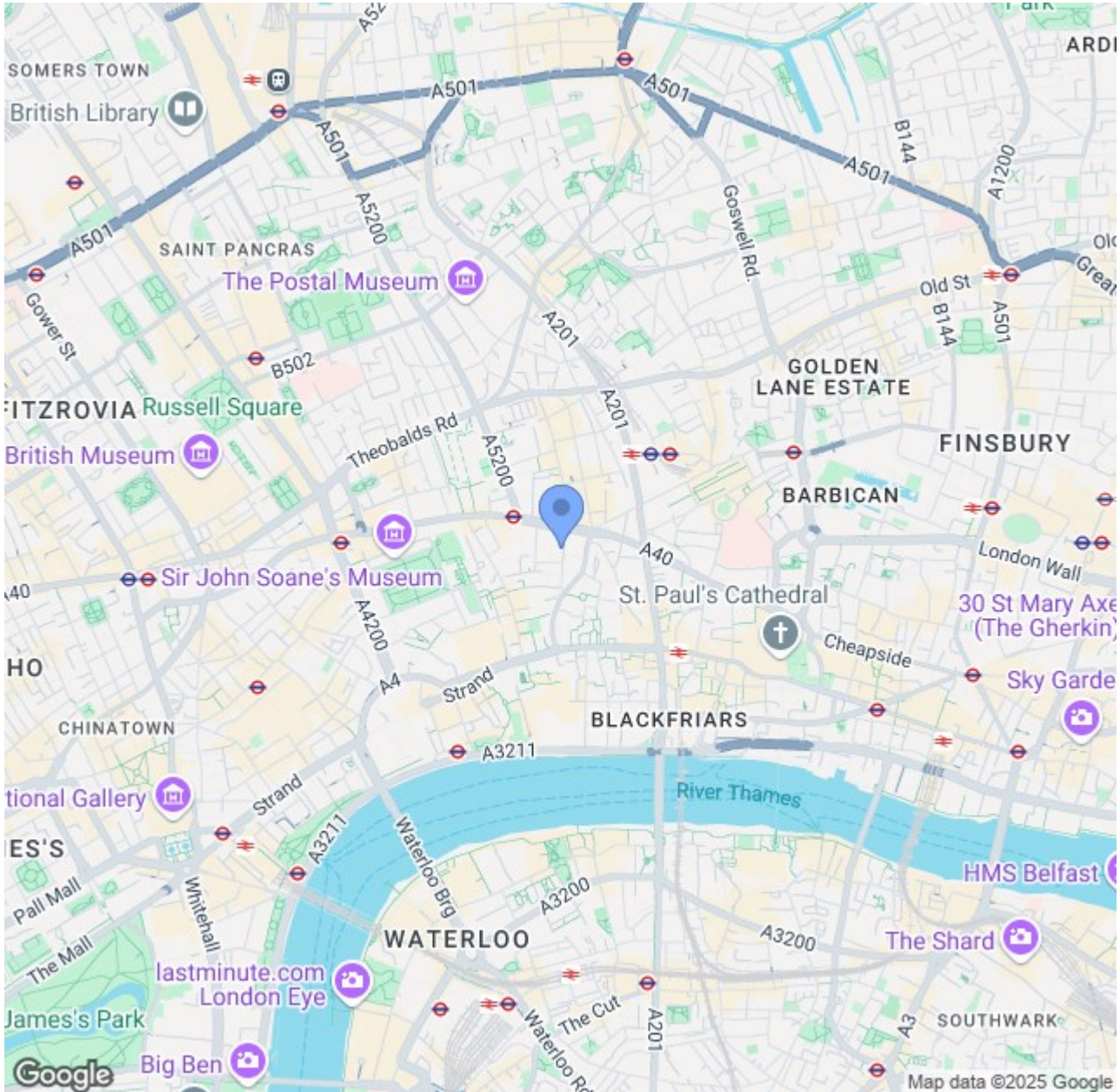
FETTER LANE EC4A 1EQ



Third Floor

Approximate Gross Internal Floor Area : 441 sq ft / 41.0 sq m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by R.I.C.S. Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.



CONTACT US ABOUT THIS PROPERTY

122 Newgate Street, London, EC1A 7AA

T: 020 7600 0026

F: 020 7600 0025

E: property@scottcity.co.uk



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	79	84
EU Directive 2002/91/EC		