

Frank Harris & Co.



Cromwell Tower, Barbican, EC2Y

£3,950,000

A spectacular triplex penthouse apartment (Type 4C), situated on the 35th, 36th and 37th floors. With a large open plan reception to the kitchen, three bedrooms, a study/ dining room, large balcony with south and west views towards St. Paul's Cathedral, the London Eye and beyond, utility room, three bathrooms and another large reception room on the top floor with a terrace. The property has an extended lease and no onward chain.



On entering the 35th floor the kitchen has an extensive range of hardwood cabinets and brushed steel work surface, resin floors in the living area and a spacious south-facing terrace, flooding it with sunlight throughout the day and framing amazing sunsets.

There is a study/ dining room, a bedroom with fitted wardrobes, en-suite shower room and a utility room.

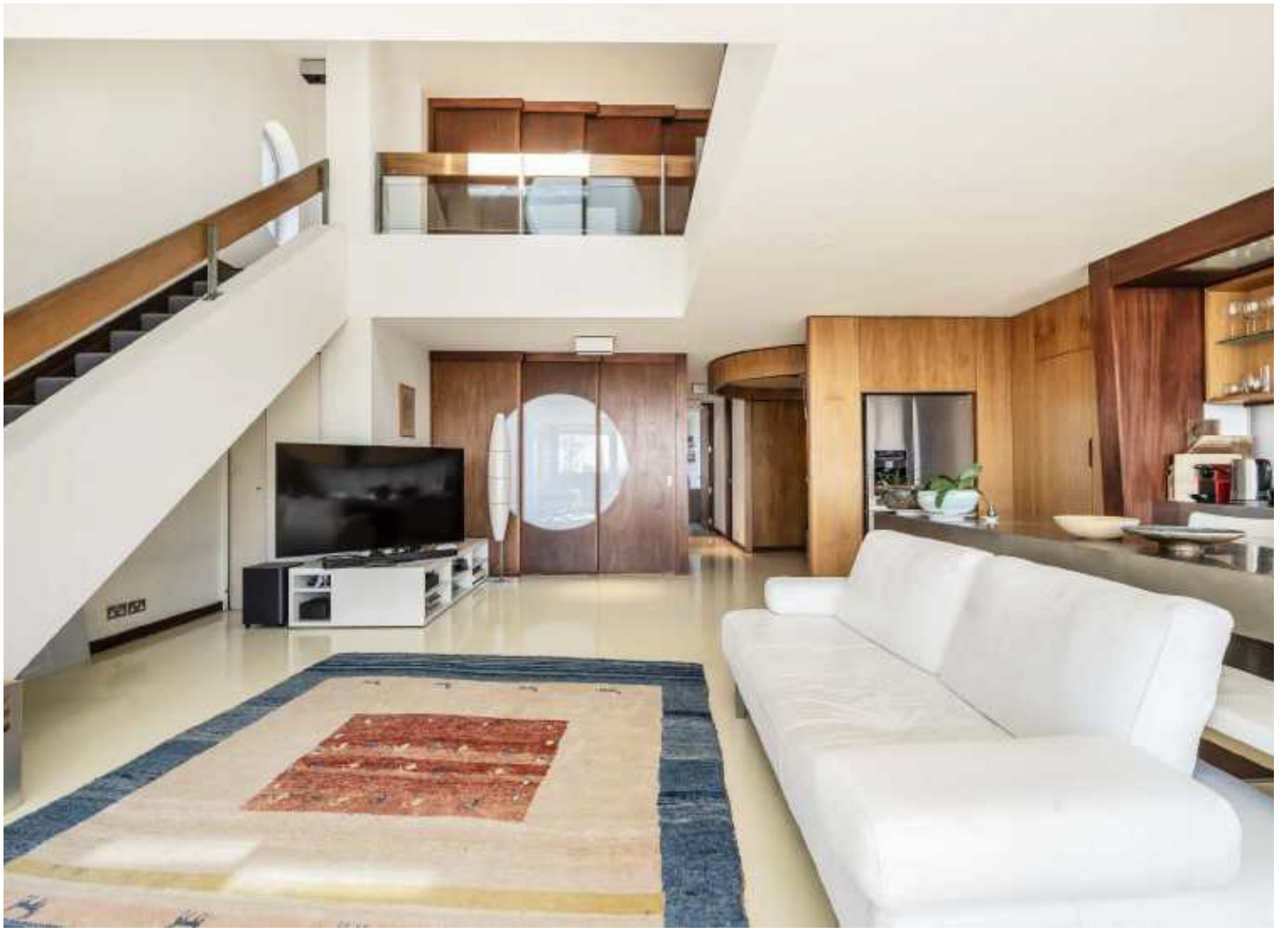
The principle suite is located on the 36th floor with a unique en-suite bathroom, limestone bath and basin and separate dressing room, bedroom and guest bathroom, hardwood floors run throughout the top two floors.

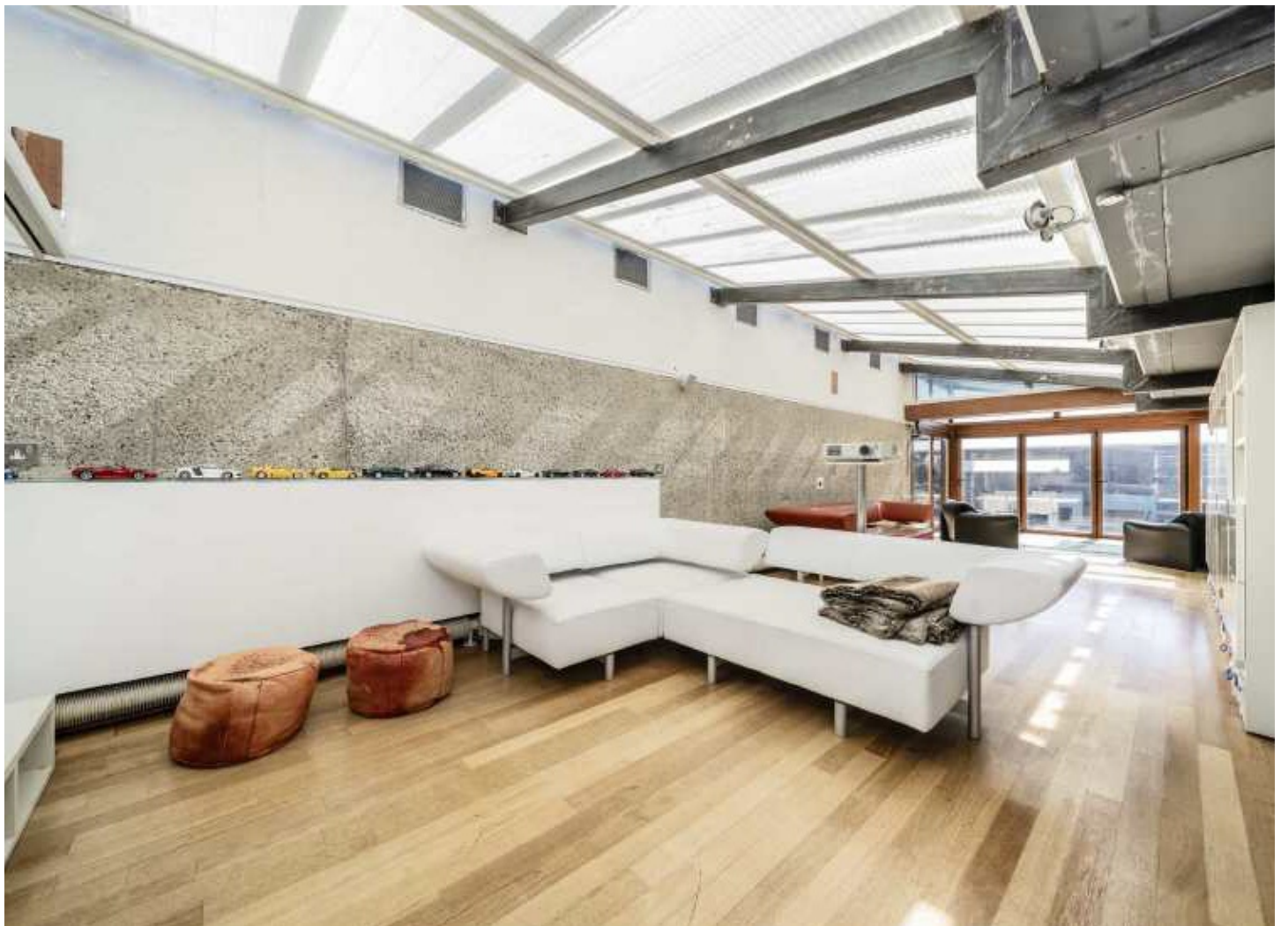
The 37th floor has a small kitchen area and ample space for entertaining.

Situated within the City of London, you are walking distance to Clerkenwell with its plethora of Bars and restaurants, five-star hotels and the many banks, law firms and businesses nearby.

Within walking distance to Barbican, Farringdon, Moorgate and Liverpool Street stations. (Elizabeth line, Circle, Hammersmith and City, Northern and Central lines) for easy access to the City with the West End , Home Counties, Canary Wharf and three of London's five airports.

- Three Bedroom Penthouse • Two Reception Rooms • Extended Lease •
 - South / West Aspect • No Onward Chain • 24 Hour Concierge •
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Total area (approx.): 258.2 sq. m (2779.2 sq. ft)
(Excluding Void)
Balcony area (approx.): 20.9 sq. m (224.9 sq. ft)
Roof Terrace area (approx.): 35.2 sq. m (378.8 sq. ft)

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Energy Rating: N/A. 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.

