

# Frank Harris

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## & Co.

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### Ben Jonson House, Barbican, EC2Y

£1,150,000

A two bedroom duplex with a stunning contemporary interior. On entering the property there is a bright entrance hall with fitted storage under the stairs, a window and roof light, an ideal work space. The main bedroom has a dual aspect with a wall of fitted wardrobes, bedroom two has fitted wardrobes and shelving, The entire entry floor has marmoleum flooring. The bathroom has a white suite and fitted storage.



The beautiful teak staircase leads up to the fourth floor south facing reception room with a full height door/ window and ample space on the balcony for a table and chairs. There is real oak flooring throughout. The stunning kitchen is at the rear of the property with chartreuse cabinets, corian worktops, Miele oven and hob, fridge/freezer, dishwasher and cupboard housing a separate Miele washing machine and tumble dryer.

Ben Jonson House is the longest terrace on the estate, named after the actor and playwright Ben Jonson, who lived for some years in the parish of Cripplegate. It has an active house group and a friendly community of neighbours. Residents benefit from the use of communal gardens including a Wildlife Garden, 24hr portage in the car park, parking below the building, a secure bike cage, and stores available to rent from the Corporation of London. Weekday refuse collection from your door and background heating and window cleaning are included in the service charge.

The wonderful facilities of the Barbican Centre are just minutes away, the huge Conservatory, Art Galleries, Concert hall, Theatres, Cinemas and restaurants are all on the doorstep. The Guildhall School of Music and Drama also has more Theatres and a Concert hall. The popular Barbican Library and Music Library are in the complex too.

The lively Whitecross street food market, restaurants and a Waitrose are accessed from the end of the block. There are more shops including an M&S clothing store at Moorgate and One New Change shopping centre at St. Paul's.

Ben Jonson House is perfectly located between Barbican and Moorgate underground stations with the Elizabeth Line being a great choice for fast links to the West End and several main line stations. Short walks to other local stations give access to most of the lines on the network.

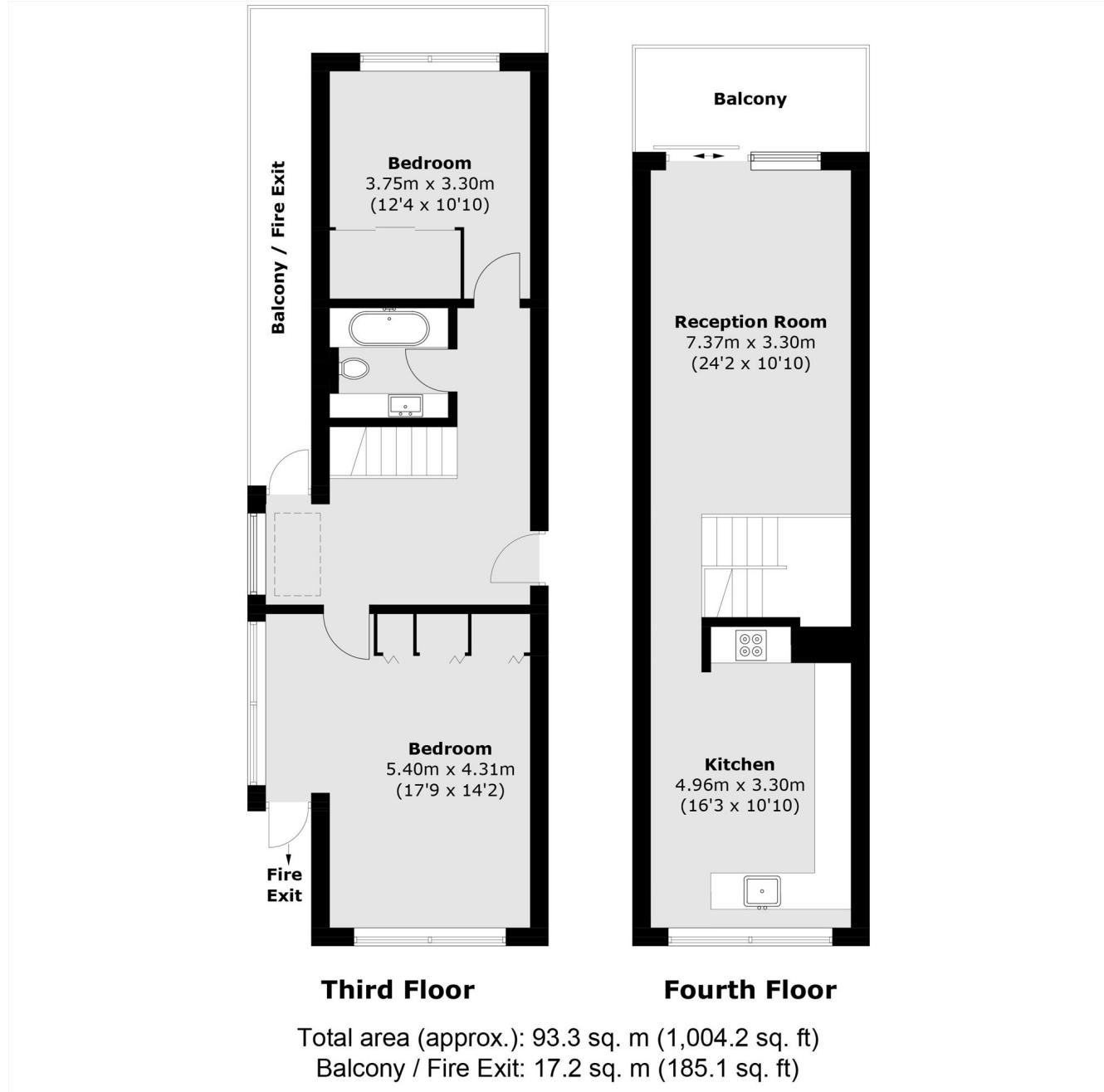






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Energy Rating: E. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling 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.

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