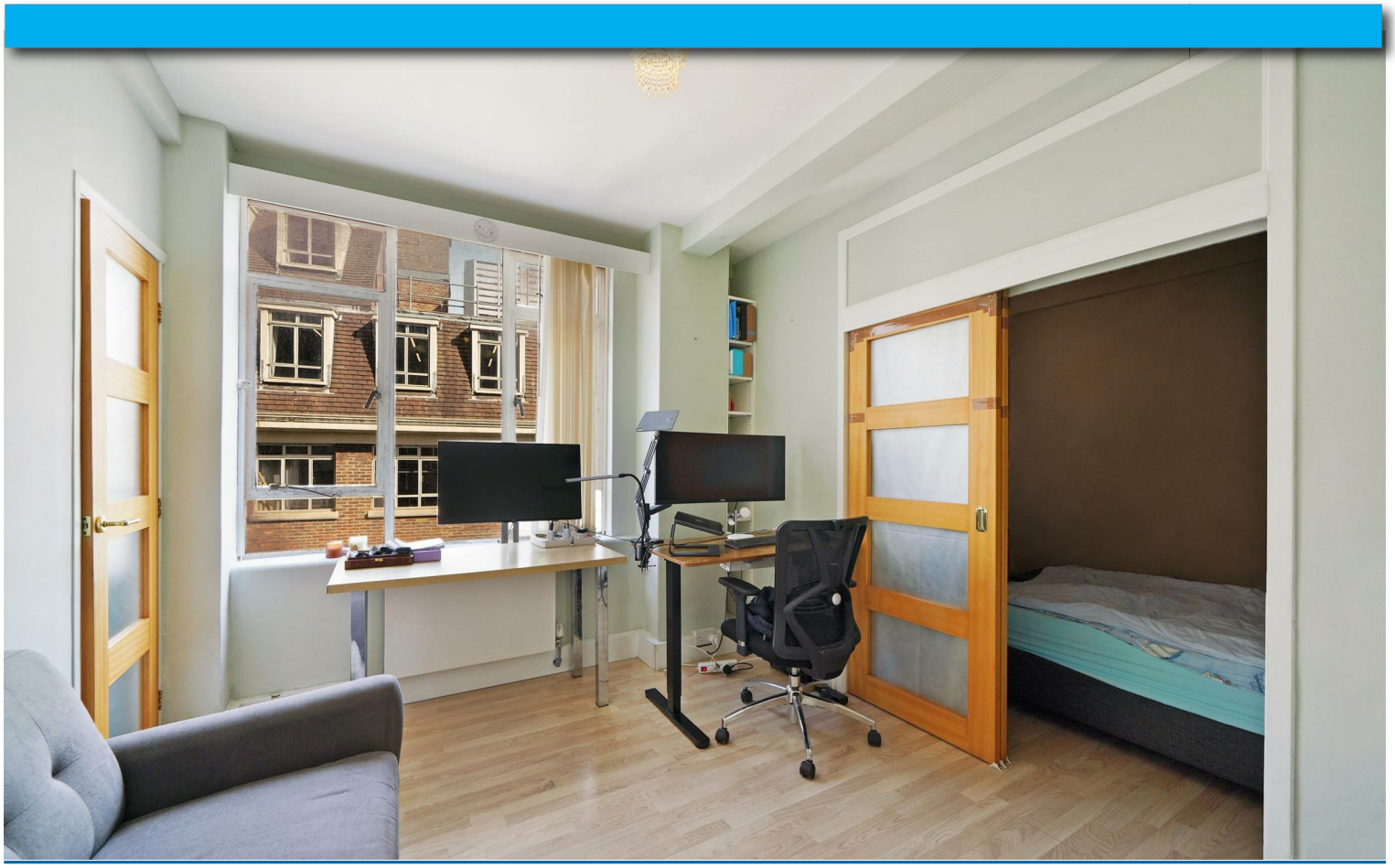
scott city residential



FLORIN COURT, LONDON, EC1M 6EU

Asking Price £290,000

0 Bedrooms | 1 Bathrooms | To Let

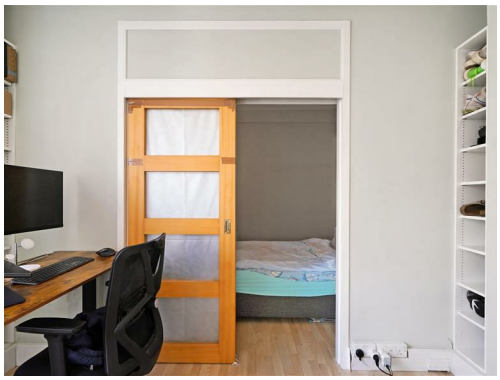
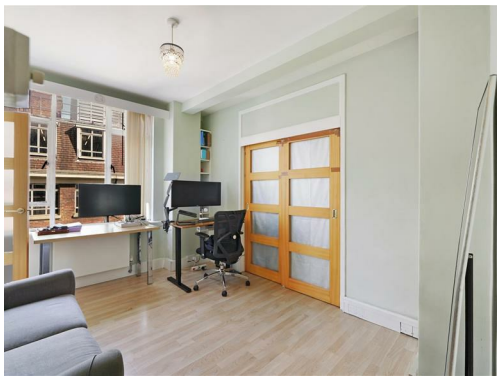
Property Features

- Studio/One Bedroom Apartment
- Re-Fitted Kitchen
- Roof Terrace
- Close to Barbican Tube Station
- No Onward Chain
- Re-Fitted Bathroom
- Day Porter
- Gym, Sauna and Swimming Pool
- Close to Farringdon Elizabeth Line
- Share of Freehold

This stuido/one bedroom apartment is situated in the historic and extremely charming area of Charterhouse Square. This property is located on the fourth floor and offers entrance hall, small re-fitted bathroom, re-fitted kitchen, living room with divider creating a small bedroom. Other key features include a large communal roof garden, a leisure area in the basement which includes a swimming pool, sauna and a gym. This property is offered with no onward chain.

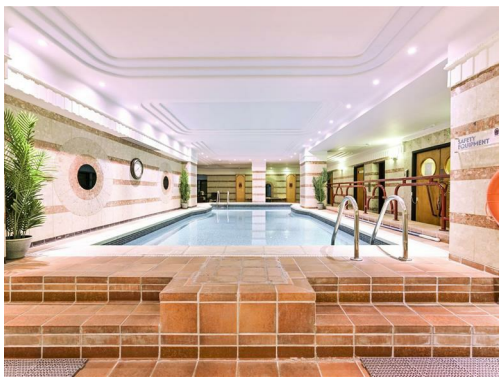
The property is situated close to BARBICAN STATION, St PAUL'S (Central Line), Mansion House and the Elizabeth Line Station at Farringdon. Within walking distance are Waitrose, Marks & Spencer and Tesco. Also within easy reach are St. Pauls' Cathedral, The River, South Bank, Tate Modern, and the brand new One New Change Shopping Complex with various shops, restaurants and bars. The Barbican Arts Centre with its many bars, restaurants, theatre, cinema's, gallery and library is within easy walking distance.

Lease: 999 years from 2017. Share of Freehold.
Service Charge: £5,720.54 per annum
N.B. There are reserve fund payments to be made annually for the next few years
Council Tax: Band C= £1,873.67 per year (25% discount for single occupancy)

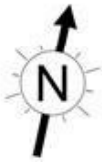


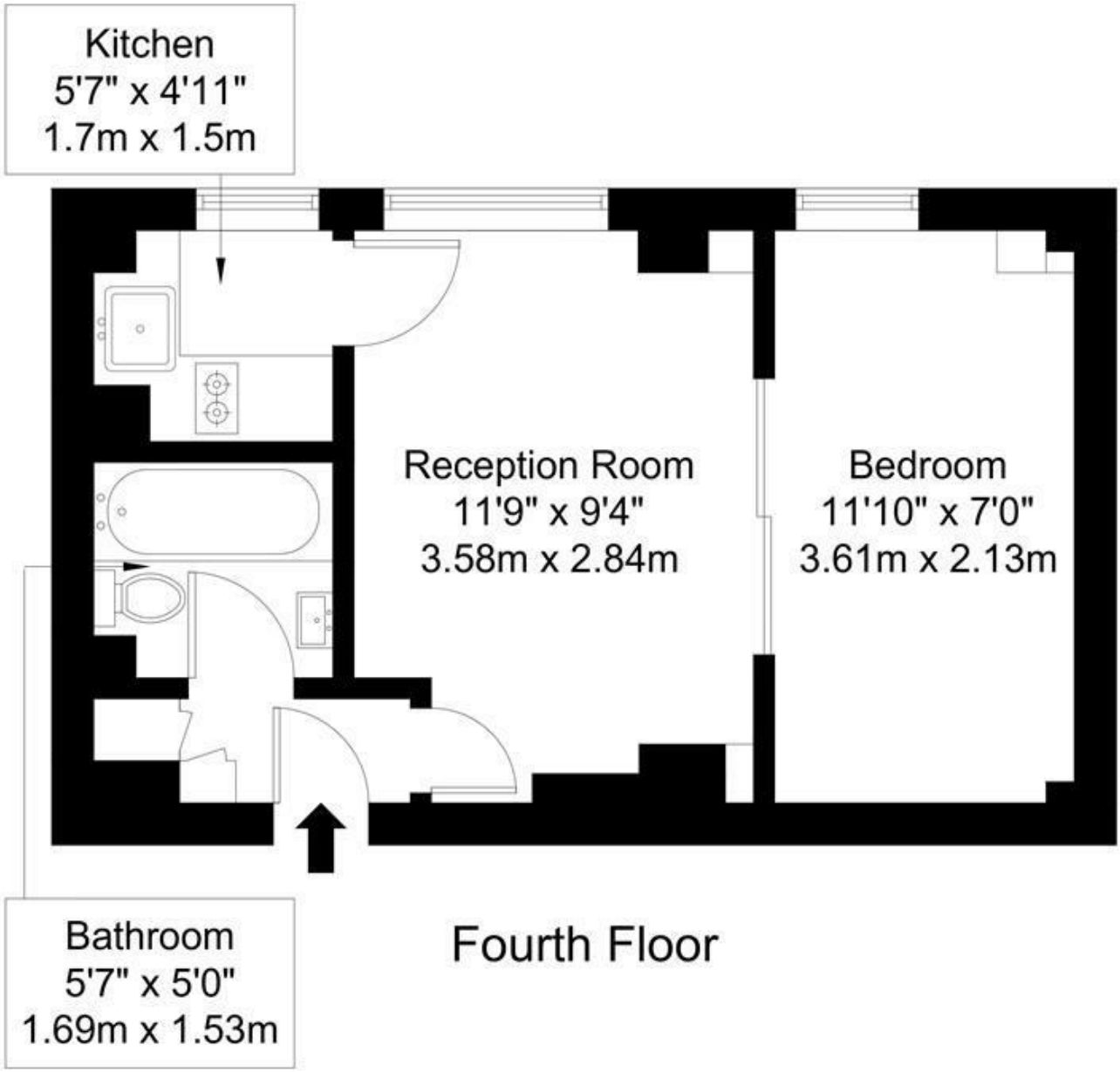


Florin Court, EC1M 6EU

Approx Gross Internal Area = 29.6 sq m / 318 sq ft



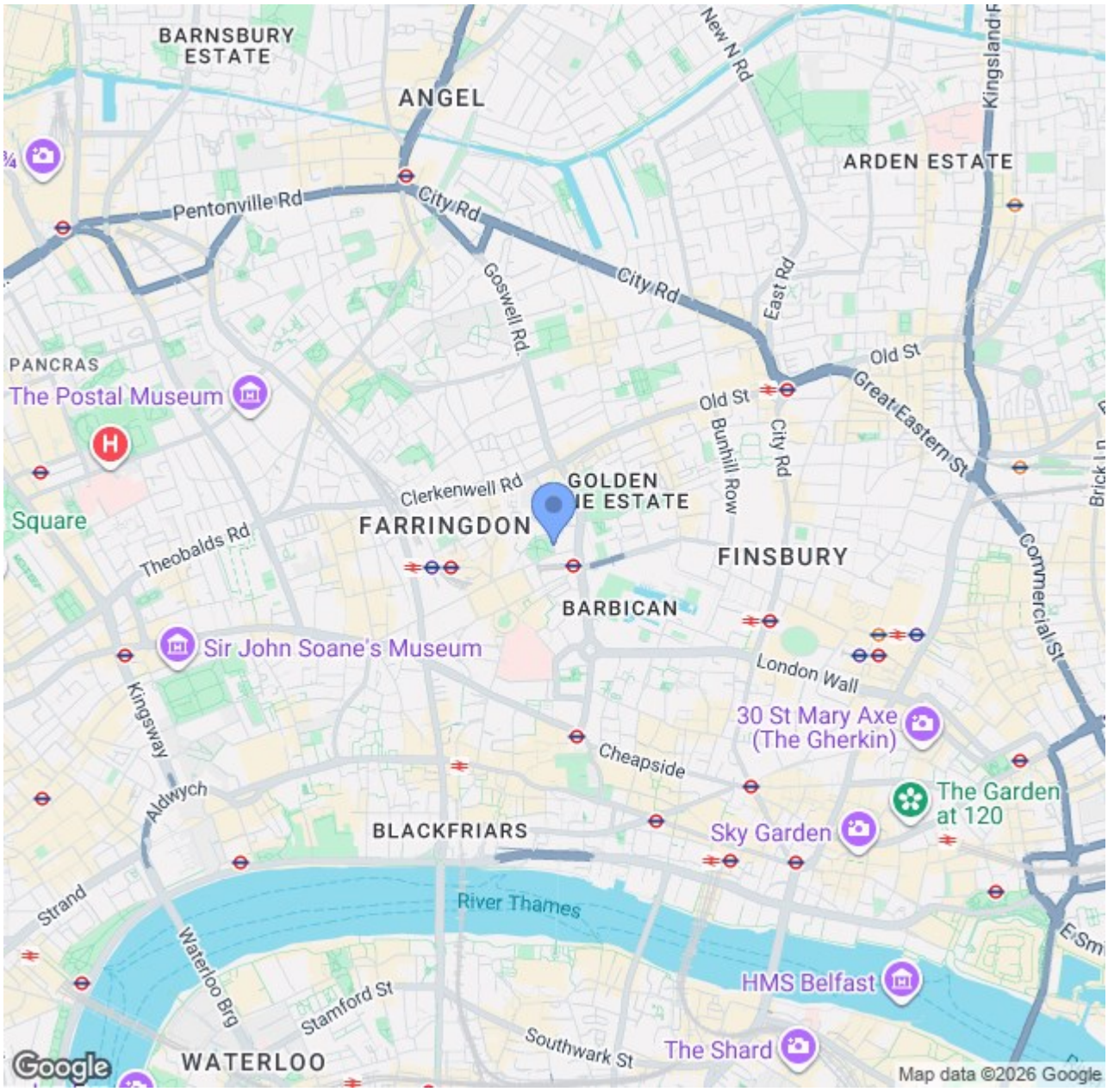


Fourth Floor

Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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