



SEDDON HOUSE, LONDON, EC2Y 8BX

Asking Price £975,000

1 Bedrooms | 1 Bathrooms | For Sale

Property Features

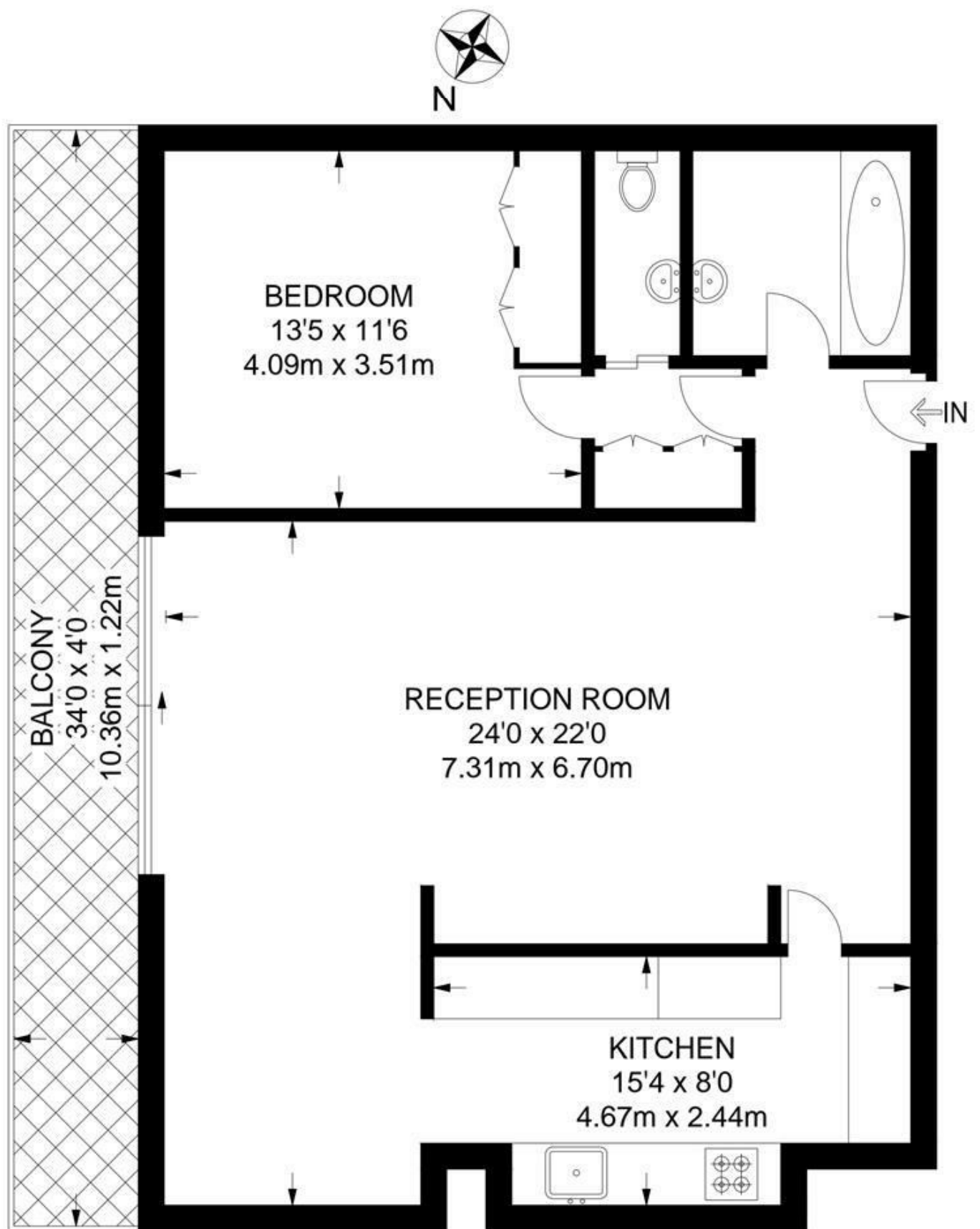
- One Bedroom
- L Shape Reception
- Great Views over the City Beyond
- Balcony
- Fifth Floor
- Type 31
- Excellent Views Over Barbican Gardens
- Extended Lease
- Close to Elizabeth Line Station
- Car Parking Space

We are please to offer for Sale this Superb L-shaped one bedroom apartment in SEDDON HOUSE in the BARBICAN (type 31). This fabulous flat offers One large double bedroom, L-Shaped Reception Room EAST facing with fantastic views overlooking the BARBICAN GARDENS and the CITY beyond, full height glass sliding doors leading to balcony. Situated on the fifth floor this flat is very light and airy. The part original kitchen and bathroom are both in good condition. SEDDON HOUSE is a favoured block in the Barbican and is found on the South side of the estate close to St Pauls. The lease is in the process of being extended. The property comes with an allocated parking space.

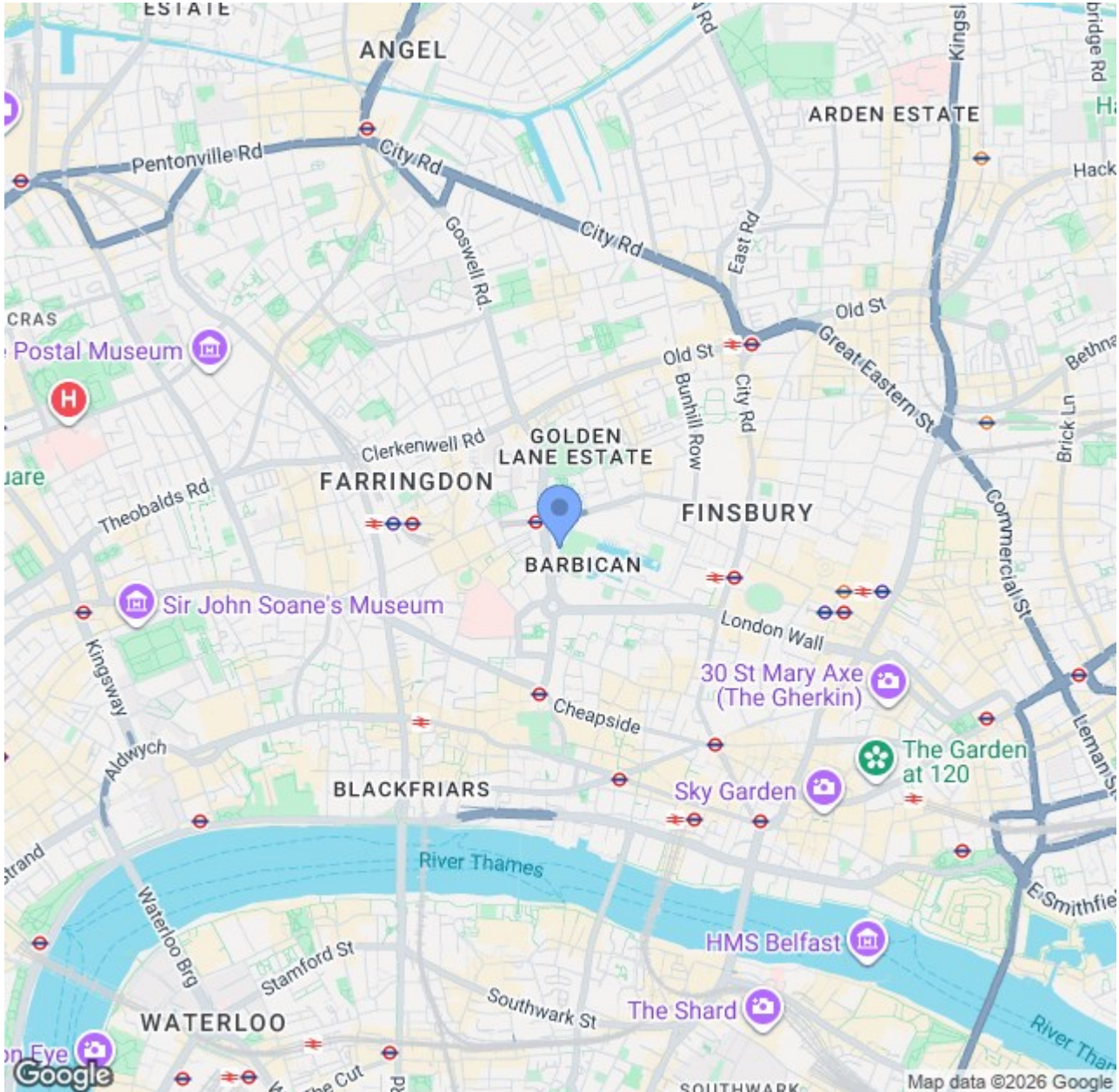
SEDDON HOUSE is situated close to St PAUL'S (Central Line),MOORGATE (Northern Line), Mansion House and the new ELIZABETH LINE Station at Moorgate and Farringdon. Within walking distance are Waitrose, Marks & Spencer and Tesco. Also within easy reach are St. Pauls' Cathedral, The River, South Bank, Tate Modern, and the One New Change Shopping Complex with its many shops, restaurants and bars. The Barbican Arts Centre with its many bars, restaurants, theatre, cinema's, gallery and library is within easy walking distance along the covered podium that makes up the Barbican Estate.

Lease: Extended 170 years remaining
Service Charge £6752.00 per annum
Council Tax Band E £1625.02 per annum





APPROXIMATE GROSS INTERNAL AREA
800 SQ FT / 74.3 SQ M



CONTACT US ABOUT THIS PROPERTY

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC