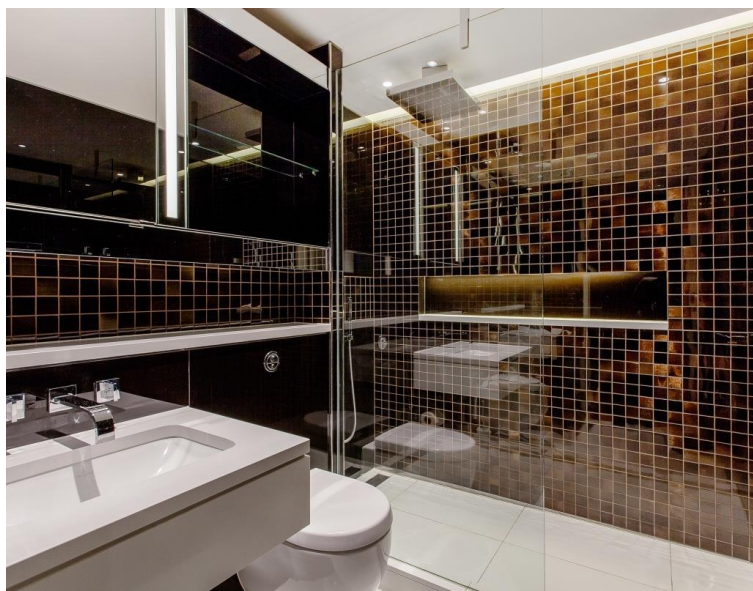


**Moor Lane, London EC2Y**

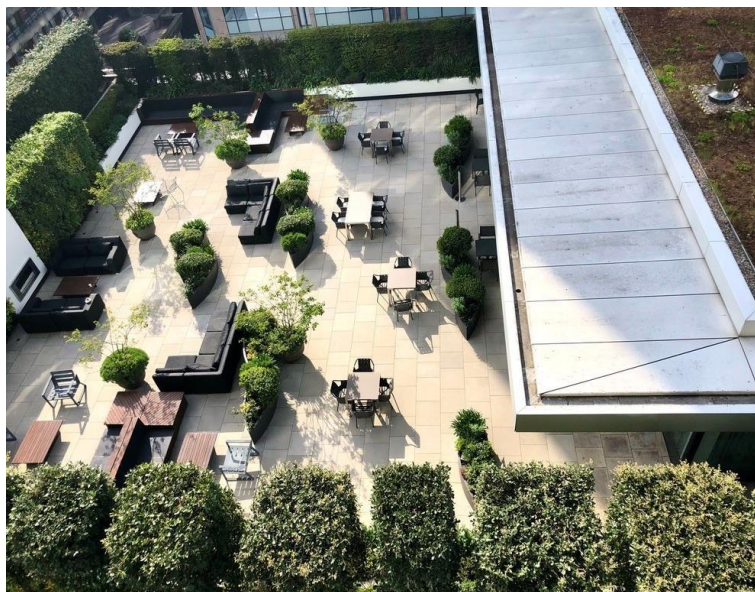
£530,000 Leasehold











## Description

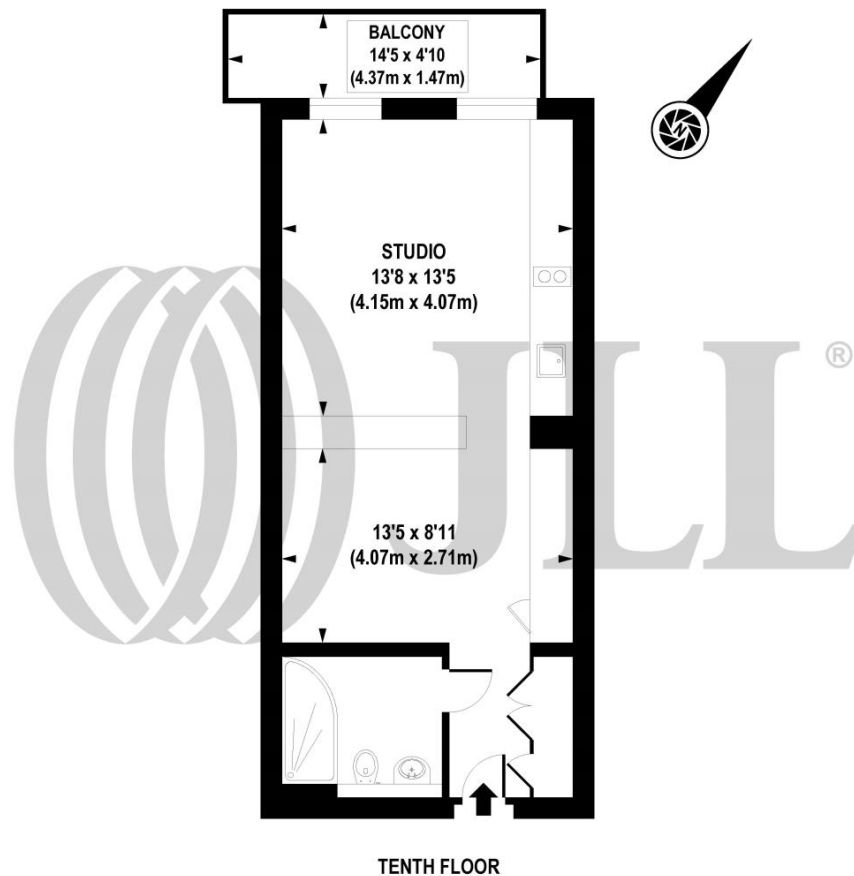
An immensely stylish galley suite with a sizable private balcony in the luxurious Heron development.

Located on the 10/F, this exceptional open-plan studio apartment showcases intelligent design at its finest featuring a transformative wall bed/dining table system and sleek partition walls that easily convert between spacious living and private sleeping areas. The 416 sq ft space maximizes every inch with premium, stylish dark wood veneer cabinetry (evocative of Tom Ford's A Single Man), integrated workspace, sleek kitchen, and floor-to-ceiling balcony windows that flood the interior with natural light while offering elevated city vistas including sunset views towards the Barbican and beyond from the balcony that is larger by galley suite standards. Cocktails on the balcony is a must. Smart home technology compliments the living experience with comfort cooling, integrated ceiling speakers, iPod docking system, and central control panel. Residents enjoy exclusive Heron Club membership including access to rooftop terrace, gym, cinema, bar, café dining, and private meeting rooms, with 24-hour concierge support offering a safe and secure oasis. The Heron Club is a genuine extension of lifestyle living space. Ideally located in Prime City of London having Moorgate station 0.2 miles, St. Paul's and Bank stations around half a mile.

- Studio apartment
- Open-plan layout with convertible living and sleeping areas
- Private balcony
- Sophisticated and functional interior design
- Smart home technology with air conditioning
- 24Hr concierge
- Clubhouse with roof terrace, private cinema, cocktail bar, café dining, gym, meeting rooms
- 0.2 miles from Moorgate, 0.6 miles to St Pauls and Bank stations
- Approx. 416 sq ft / 38.62 sq m (the balcony is in addition this sq footage)

# Floorplan

416 sq ft | 39 sq m



**APPROX. GROSS INTERNAL AREA FLOOR 416 sq. ft / 38.62 sq. m**

Floorplan is for illustrative purposes only and is not to scale.  
Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.  
Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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