



**RIDGMOUNT GARDENS, LONDON, WC1E
£1,500,000 LEASEHOLD**

A BEAUTIFULLY PROPORTIONED AND LOVINGLY DESIGNED APARTMENT IN EXCEPTIONAL ORDER ON THE SEMI LOWERED FLOOR OF ONE OF BLOOMSBURY'S FINEST VICTORIAN PORTERED MANSION BUILDINGS.

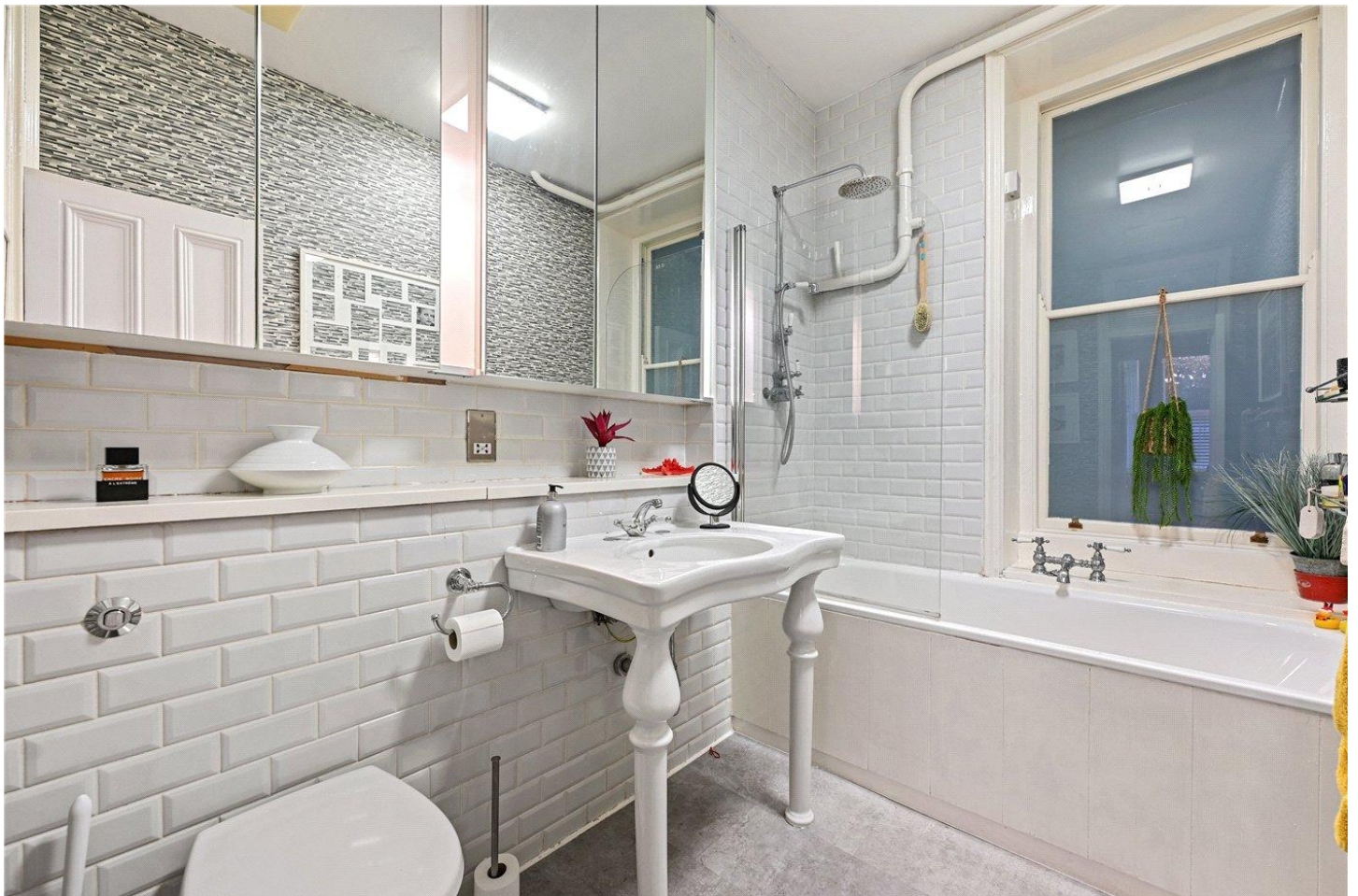
Leasehold: Approx. 128 years remaining | Service Charge: Approx. £8,000 PA including reserve | Ground Rent: Approx. Peppercorn | Council Tax: Camden Band G, £3,351

West End | 020 7240 3322 | westend@winkworth.co.uk

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DESCRIPTION: With flexible accommodation, it can be arranged with three or four bedrooms. Currently There is a reception, a dining room, a separate sit-in kitchen, Bathroom, extra WC and two studies. The classic décor, wooden flooring, period features and high ceilings combine create one of the finest examples of a flat in its class and the epitome of Bloomsbury living. Ridgmount Gardens is an architecturally handsome and impressive redbrick late Victorian portered mansion building found in the heart of Bloomsbury. Access to The City, The West End, The Legal Quarter and the major rail termini is easy and convenient. The nearest Underground stations are Tottenham Court Road, Goadge Street and Warren Street.



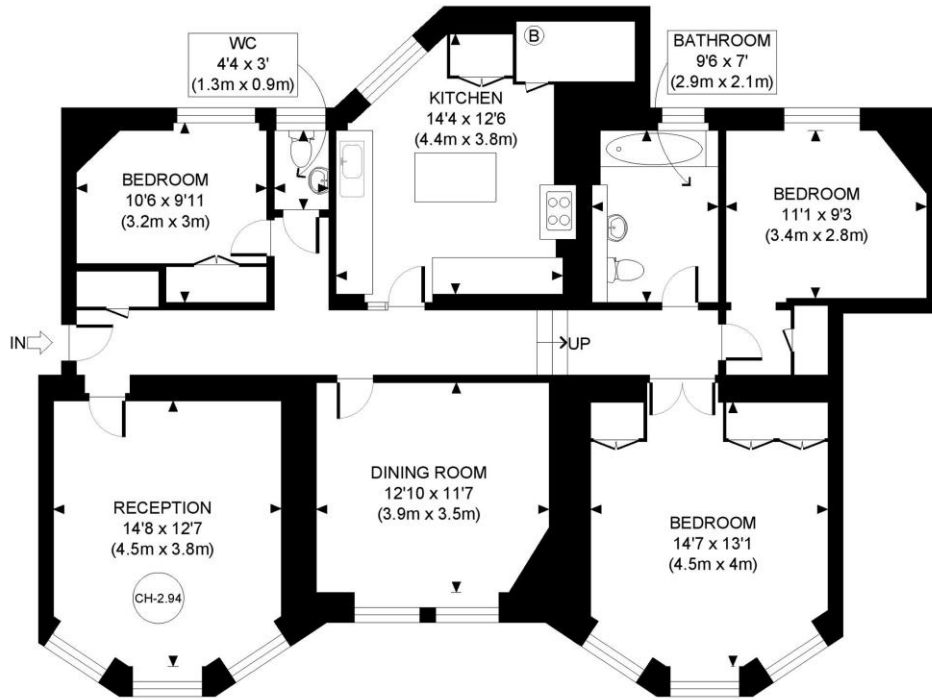
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RAISED LOWER GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 1336 SQ FT

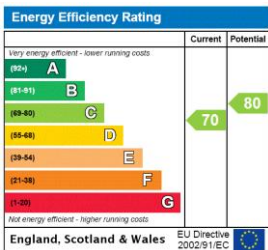
APPROX. GROSS INTERNAL FLOOR AREA: 1336 SQ FT/ 124 SQM

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This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

PROPERTY PHOTO PLANS COOK
THE STOP SHOP FOR PROPERTY PHOTOGRAPHERS

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Tenure: Leasehold

Term: 128 year and 10 months

Service Charge: Approx. £8,000 per annum

Ground Rent: Peppercorn

Council Tax Band: G

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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