



HERMIT STREET, LONDON, EC1V
£350,000 LEASEHOLD APPROX 84 YEARS REMAINING





HERMIT STREET, LONDON, EC1V

A nicely configured one-bedroom lateral conversion across the ground floor of a Georgian townhouse set in a charming and quiet Clerkenwell back street.

This property is for cash buyers only as it is in need of a full renovation, there is no kitchen or bathroom fitted, some work has been done, plumbing and electrics are new as is the boiler.

The terrace in Hermit Street was originally built in the 1830s and was extensively remodelled in the 1900s. As such it retains a comfortable blend of both Regency and Victorian architectural styles.

There is a communal patio garden to the rear with a section naturally associated with the flat.

Hermit Street is within a short walk from all the amenities of Upper Street and trendy hot spots such as Exmouth Market.

Angel, Barbican, Old Street, Farringdon and Kings Cross Stations are all easily accessed.

Leasehold: Approx. 84 years remaining

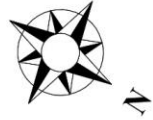
Service Charge: Approx. TBC

Ground Rent: Approx. £10 p/a

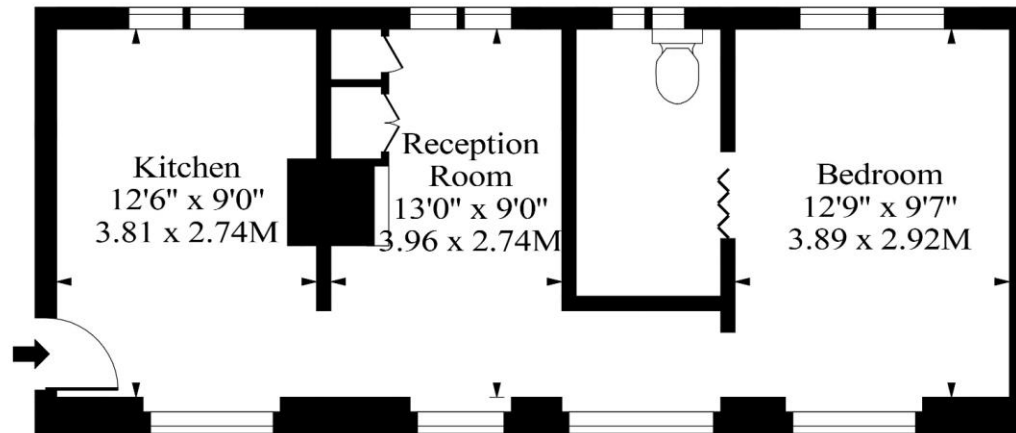
Council Tax Band: D







Rawstone Street, EC1



Ground Floor

Approx Gross Internal Area 434 Sq Ft - 40.32 Sq M

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy

However all measurements are approximate.

The floor plan is illustrative purposes only and is not to scale