



WOOD STREET, ST PAULS, EC2Y
£630,000

Carter Jonas

WOOD STREET, ST PAULS, EC2Y

The apartment is well laid out with spacious open plan living room and kitchen, separate bedroom and large bathroom. The flat also benefits from 24hr concierge facilities and on-site residents' gym.

The City of London contains the historic centre and the primary central business district of London. Widely referred to as the City, it is now only a tiny part of the metropolis of London, though it remains a notable part of central London and is also colloquially known as the Square Mile.

Nearest Tube: St Pauls / Barbican / Moorgate

Council Tax: Band E (City of London)

Communal heating and hot water

Parking: None included with apartment / On street may be available:

Mobile phone coverage and speeds can be checked here: checker.ofcom.org.uk, however, all providers are predicted to have good levels of service inside at this property.

Broadband speeds can be checked here: checker.ofcom.org.uk.

AMENITIES

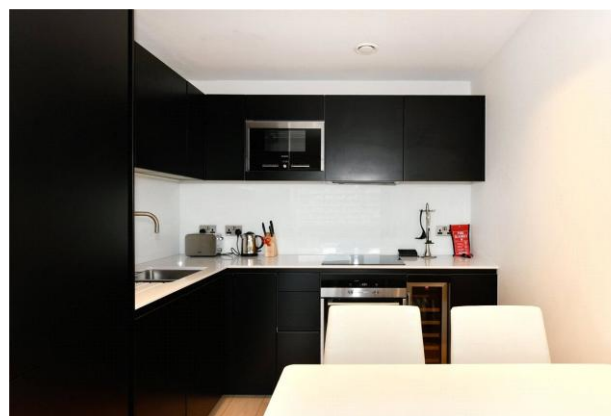
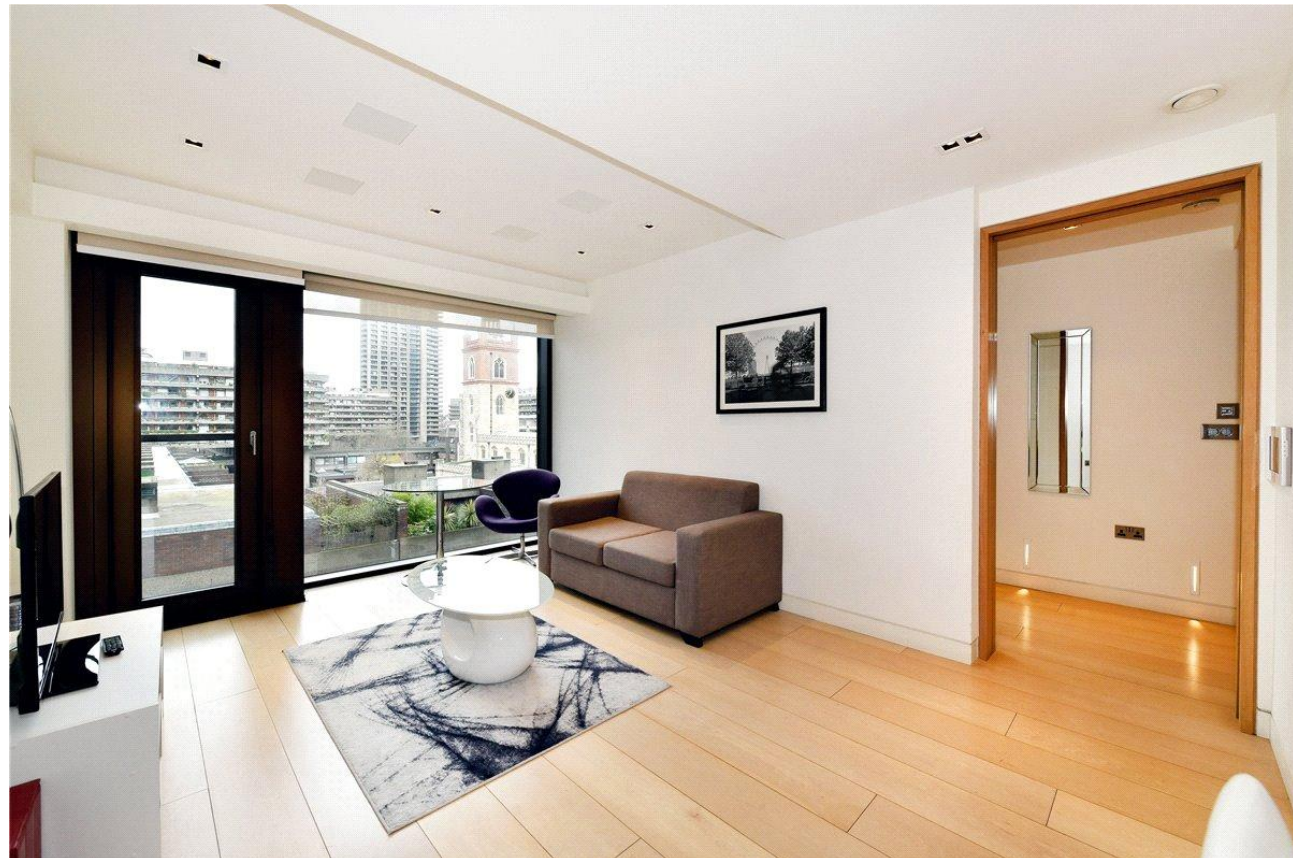
- 1 Bedroom
- 1 Reception Room
- 1 Kitchen
- 1 Bathroom
- Lift
- Concierge

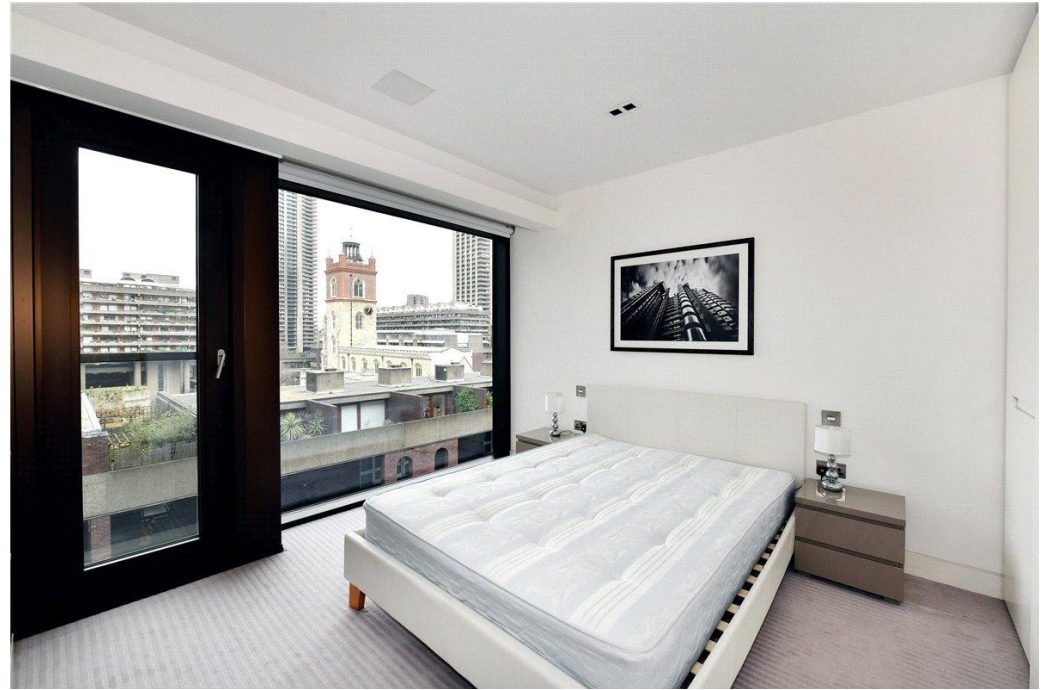
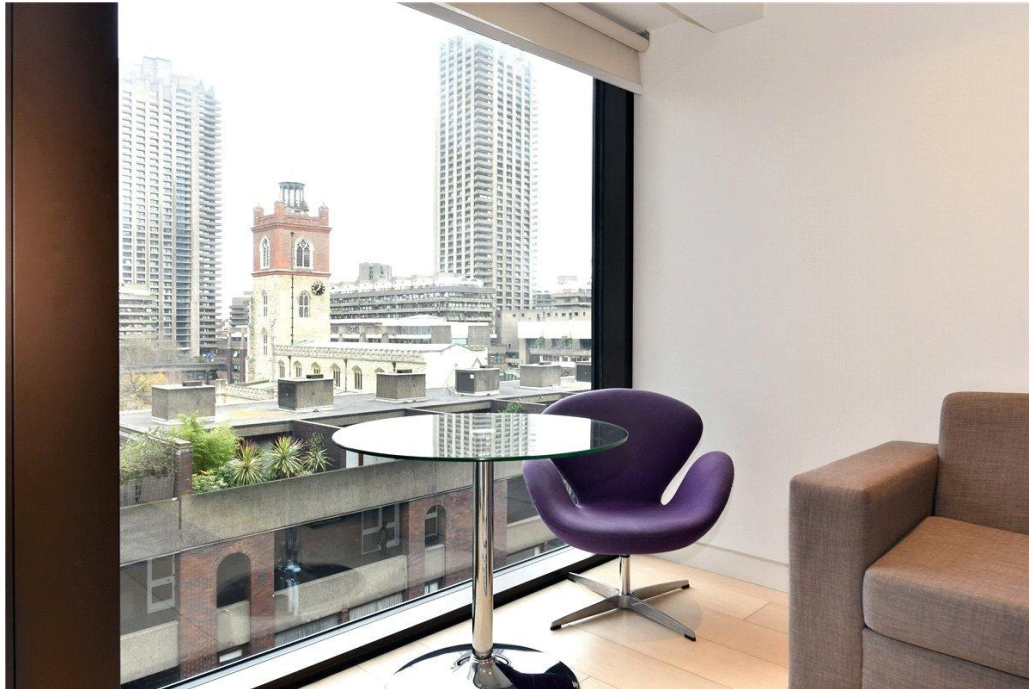
TENURE Leasehold (Expires 01/01/3013)

LOCAL AUTHORITY City Of London

EPC BAND B

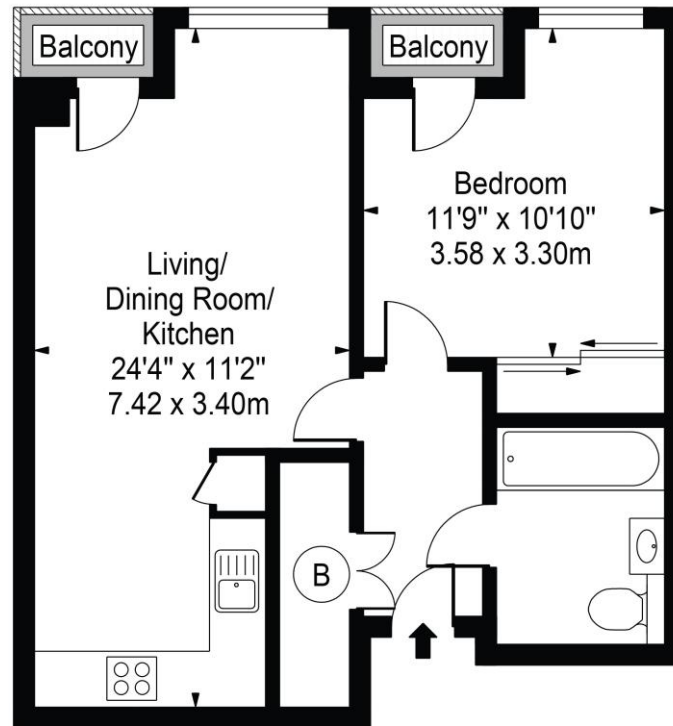
A ONE BEDROOM APARTMENT OF APPROXIMATELY 489 SQUARE FEET, SITUATED ON THE FOURTH FLOOR OF A MODERN BLOCK WITH LIFT AND CONCIERGE.





Roman House

Approx. Gross Internal Area 486 Sq Ft - 45.15 Sq M



Fourth Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	82 B	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Mayfair 020 7493 0676

mayfair@carterjonas.co.uk
18 Davies Street, Mayfair, London, W1K 3DS

carterjonas.co.uk
Offices throughout the UK

Exclusive UK affiliate of
CHRISTIE'S
INTERNATIONAL REAL ESTATE

IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or, (including off market properties) on the brochure or a separately available material information sheet. We would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us.