

# Warwick Lane, London EC4M

Offers In Excess Of £850,000 Share of







## Description

Extending to a very well proportioned 993 sq ft of living and entertaining space, and with high ceilings throughout, the apartment offers a good sized dual aspect (North & South) reception room with additional sky light window offering roof top views over the local area. A fully fitted and well-appointed kitchen is located off the reception room. Both bedrooms are equally well-sized and offer extensive wardrobe space. A four piece family bathroom and additional storage cupboard are located off a welcoming hallway.

Amen Lodge is a popular private block in the heart of the City benefiting from daytime porter. Located within a few moments of St Pauls Cathedral, the building is ideally situated for both work and leisure. Transport links are available from St Pauls, Blackfriars and Farringdon allowing easy access across the bus, tube and rail networks.

Share of Freehold 992 years (exp. 23/04/3017)  
Service Charge: Approx. £7,145 pa  
Council Tax Band: F  
EPC Rating: C

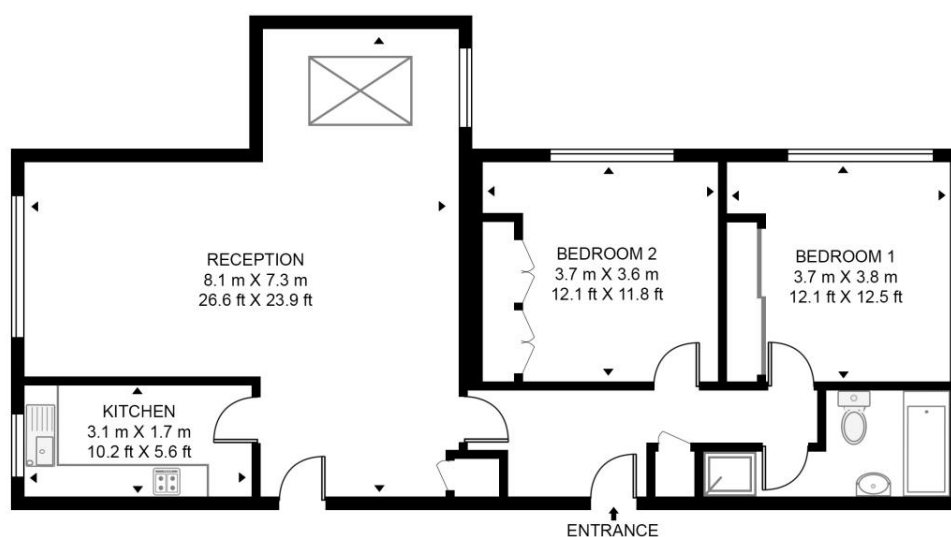
- 2 bedroom apartment in City of London square mile
- Dual aspect reception room
- Bespoke skylight window with roof top views.
- Secure car parking space
- Service charge costs include heating and hot water costs
- Exceptionally well located for a host of Landmarks.
- In the heart of the City
- Day time porter
- Approx. 993 sq ft / 92.3 sq m

# Floorplan

993 sq ft | 92 sq m

## AMEN LODGE, WARWICK LANE

APPROXIMATE GROSS INTERNAL FLOOR AREA 993 SQ.FT (92.3 SQ.M)



### FIRST FLOOR



This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.  
WWW: [hdvirtualart.com](http://hdvirtualart.com) | TEL: 0203.974.1567 | EMAIL: [info@hdvirtualart.com](mailto:info@hdvirtualart.com)

City  
25 Walbrook The Walbrook  
Building,  
London EC4N 8AF  
+4420 7337 4000

*Urban living, your way.*

[jll.co.uk/residential](http://jll.co.uk/residential)

© 2019 Jones Lang LaSalle IP, Inc. All rights reserved. All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.

