



## FLORIN COURT, LONDON, EC1M 6EY

£415 Per Week

0 Bedrooms | 1 Bathrooms | To Let

### Property Features

- Studio Apartment
- Ninth Floor
- Recently Refurbished
- Communal Roof Terrace
- Wooden Flooring
- Fitted Kitchen
- Communal Swimming Pool
- Security Entry System

AVAILABLE START OF NOVEMBER- Located in the historic and extremely charming area of Charterhouse Square is this amazing Art Deco building named Florin Court. The studio apartment that we are offering is situated on the 9th floor of the building and has been recently renovated throughout. This includes new flooring throughout and the addition of a modern kitchen and bathroom. Other key features include a leisure area in the basement, which includes a swimming pool, sauna and gym. There is also a fantastic roof terrace.

Rent includes Heating and Hot water bills.

FLORIN COURT is situated close to BARBICAN station, St PAUL'S (Central Line) and the new Crossrail Station at FARRINGDON . Within walking distance are Waitrose, Marks & Spencer and Tesco. Also within easy reach are St. Pauls' Cathedral, The River, South Bank, Tate Modern, and the One New Change Shopping Complex with sixty shops, restaurants and bars. The Barbican Arts Centre with its many bars, restaurants, theatre, cinema's, gallery and library is within easy walking distance.

Deposit: 5 Weeks Rent

No Agency Fee

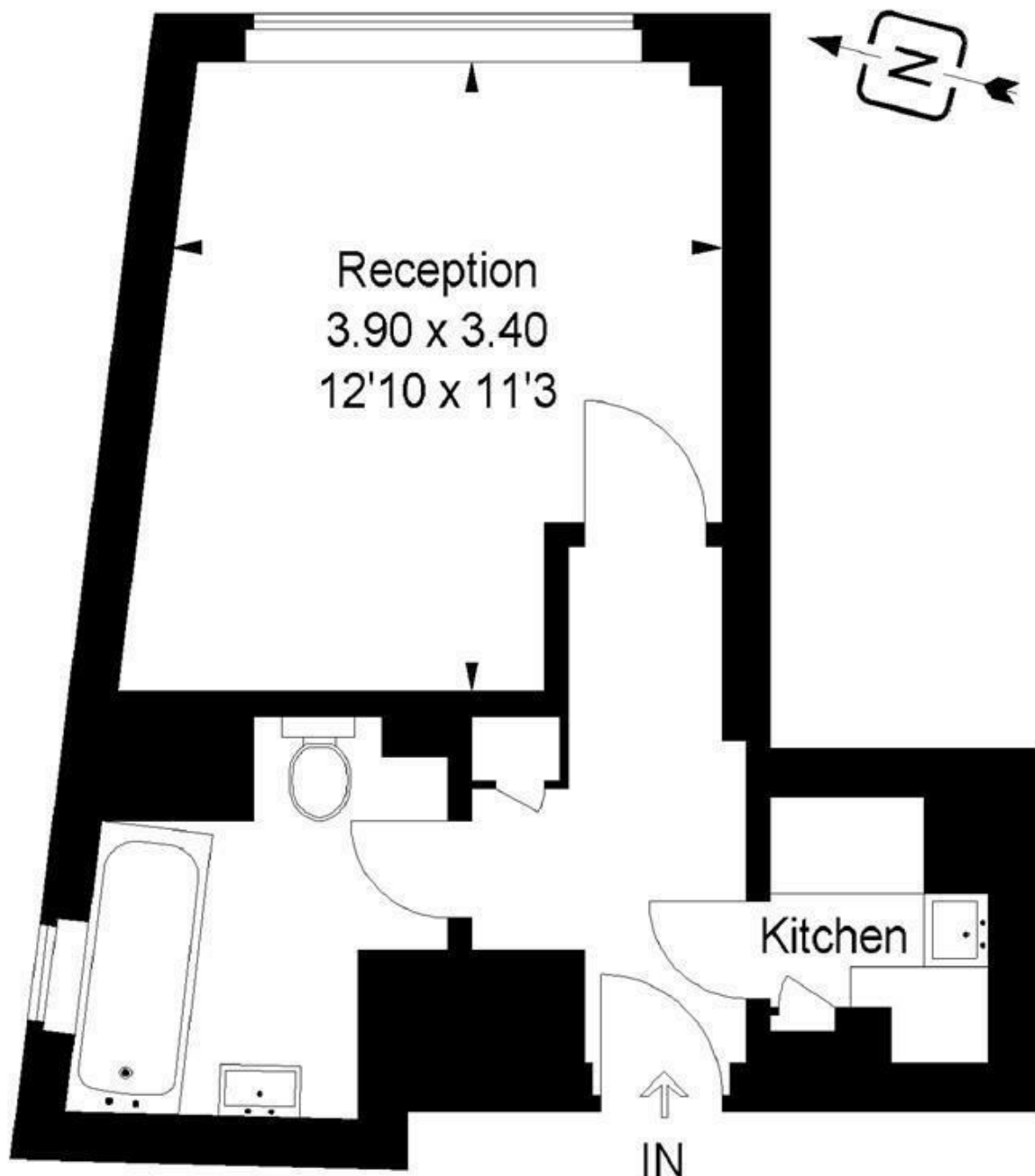
Tenancy: 12 month contract, 6 Month break clause

Council Tax Band C: £1,707.13 per annum (25% discount single occupancy)



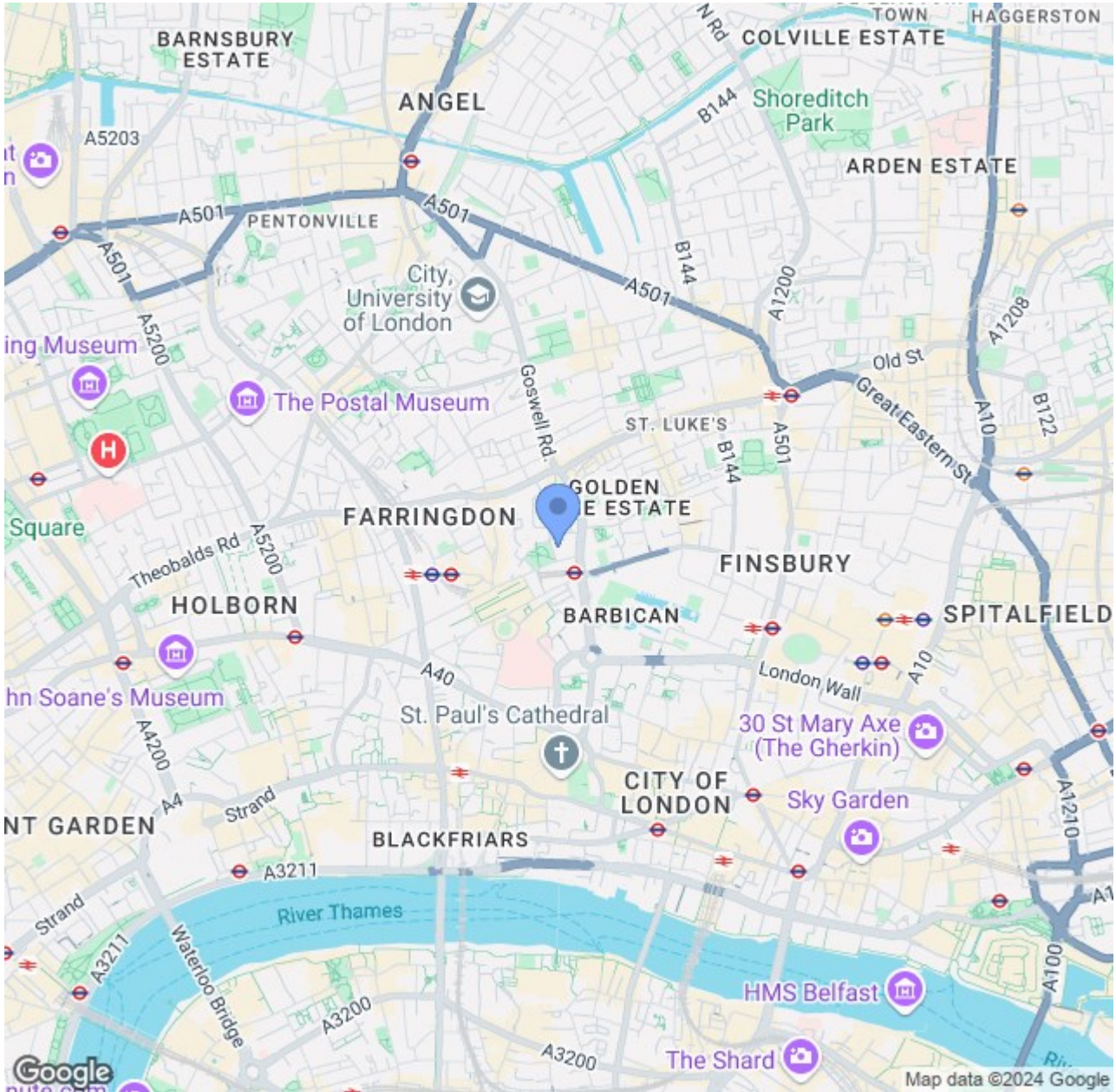
# Florin Court, EC1

Approximate Gross Internal Area  
26 sq m / 279 sq ft



Ninth Floor

Illustration For Identification Purposes Only. Not To Scale  
Ref 119728



## CONTACT US ABOUT THIS PROPERTY

122 Newgate Street, London, EC1A 7AA

T: 020 7600 0026

F: 020 7600 0025

E: [property@scottcity.co.uk](mailto:property@scottcity.co.uk)



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		66	73
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	