



# A stunning sixth floor 1 bedroom apartment

**Bartholomew Close, Farringdon, Barbican, London, EC1A**

£800,000 Leasehold



1 Bedroom • 1 Bathroom • 1 Reception Room

High specification • Resident's lounge • 24 hour concierge •  
Great City location • Bicycle storage

#### About this property

This stunning 1 bedroom apartment on the sixth floor of Vicary House in Barts Square is for sale with a tenant in situ.

This high specification apartment features a contemporary open plan living space with a fitted kitchen with integrated appliances. The living space has recessed lighting, wooden flooring and floor to ceiling windows. There is a generous double bedroom with built-in wardrobes and a luxury bathroom with a large shower.

Located at the southern edge of Barts Square, Vicary House sits in a prominent position on historic the Bartholomew Close. Residents of Barts Square benefit from a range of on-site facilities and services including 24hr concierge service, resident's gym and resident's cinema.

#### Local Information

Barts Square is a short walk from the heart of the City. It sits on a long-established route between the Smithfield Conservation Area and St Paul's, linking London's historic heart with its financial centre.

With the arrival of Farringdon Crossrail station in 2019 and planned regeneration around Smithfield Market, Barts Square is adding an exciting new chapter to one of London's oldest stories.

#### Tenure

Leasehold

#### Local Authority

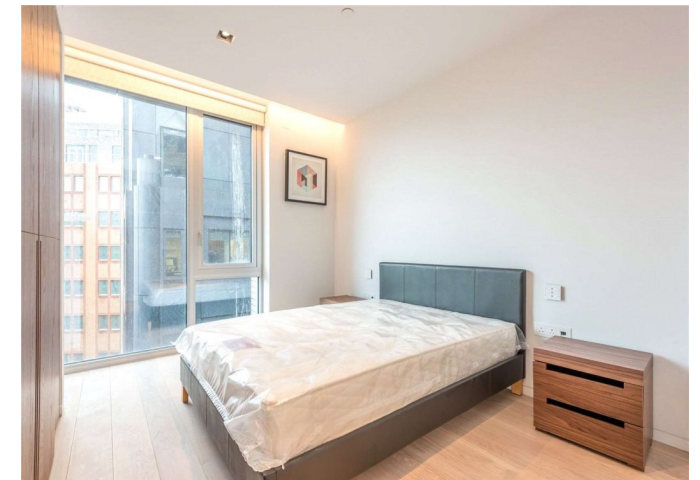
City Of London

#### Energy Performance

EPC Rating = B

#### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Shoreditch Office.  
Telephone: +44 (0) 207 578 6200.

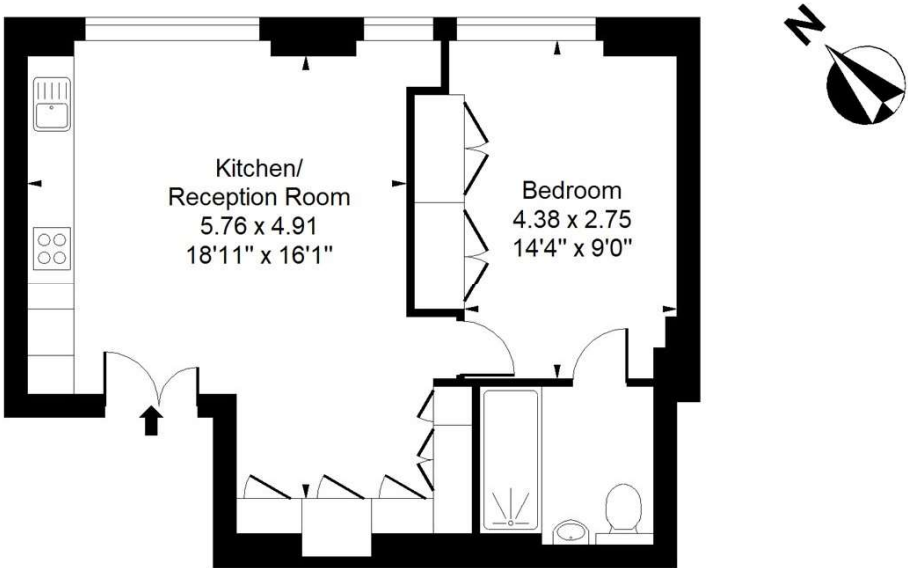




Bartholomew Close, Farringdon, Barbican, London, EC1A  
Gross Internal Area 524 sq ft, 48.7 m<sup>2</sup>


Vicary House,  
Bartholomew Close, EC1A

Approximate Gross Internal Area = 524 sq ft / 48.68 sqm



Sixth Floor

Measured in accordance with RICS guidelines.  
This floor plan is for illustrative purposes only and is not to scale.  
Dotted lines indicate restricted head height unless marked otherwise.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>	84	84
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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