



GARRETT MANSIONS, EDGWARE ROAD  
LONDON, W2  
£3,813 Per Month

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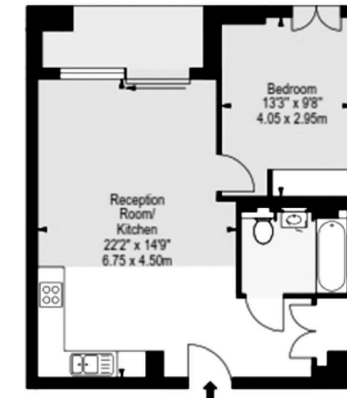
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## Description

Luxury one-bedroom apartment on the first floor of this newly-built development. Situated in newly built Garrett Mansions this contemporary lateral apartment has been finished to an exceptional standard; the open plan living area leads out onto its own private balcony. The flat further benefits from fully integrated kitchen, large double bedroom and separate bathroom - there is also comfort cooling throughout as well

has top of the range door entry system. The development boasts extremely high end amenities with residents' gym, cinema and spa facilities. Garrett Mansions is perfectly located with excellent transport links and within walking distance of trendy Marylebone and Regent's Park.

Council tax band E - £1,056.16 per annum.



FIRST FLOOR

## TERMS

**For Clarification** we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed to be removable by the vendor unless specifically itemised within these sales particulars.

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