

*tavistockbow*

**For Rent**



**People Make Places**



**Carnaby Lofts, Ganton Street W1**

2 bedrooms | 861 sq ft

£1,450 pw

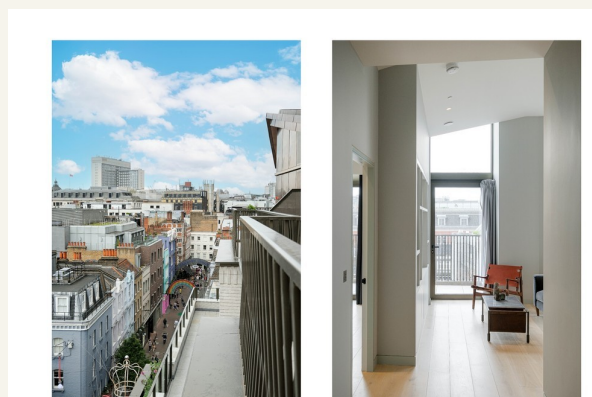


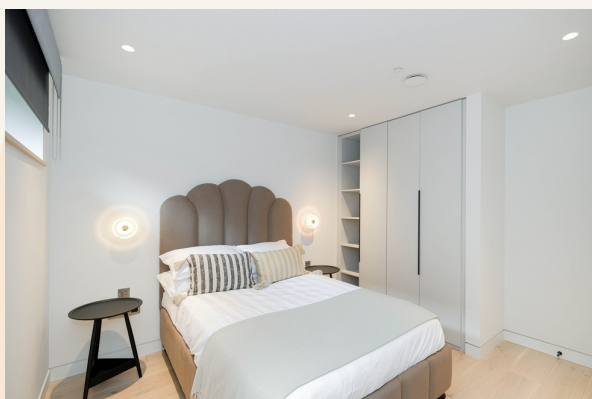


Loft style living in Carnaby's most sought-after residences, which benefits from a private terrace, a large communal maintained roof top garden and weekday porter. Featuring two double bedrooms, two bathrooms, this apartment has been meticulously designed and furnished. Available furnished May.

#### What you need to know

- Two double bedrooms
- Two bathrooms
- Private terrace with fantastic views
- Recently refurbished
- G-Network internet included in the rent
- Furnished
- Available May
- 5th floor with lift
- Day time porter
- Moments from Carnaby Street





### Overview

Positioned on the fifth floor, with lift access, and with panoramic views from its south facing terrace, is this elegant two bedroom apartment. Featuring exceptionally high ceilings and finished to a high specification including well-considered sustainable furnishing from Soho Home and Dodds & Shute, the apartment is also finished in a subtle and calming Farrow and Ball colour palette. There are two double bedrooms, ample storage and a stylish open plan living and eating space. Residents have access to a tranquil communal roof garden planted with flowers, herbs and a green living wall and the building has a private resident's entrance served a weekday concierge. WiFi is included in the rent.

Carnaby is an enclave of only 14 streets in the northwest corner of Soho, yet Carnaby is very much a neighbourhood in its own right. Carnaby Street is world renowned as the epicentre of Swinging London in the 1960s and has continued its association with fashion and youth culture to this day. Nowadays, an array of boutiques showcase both established brands and emerging independents, with everything from classic Mod fashion to cutting-edge streetwear, with the iconic Carnaby Street sign a perfect backdrop for Insta-worthy moments.

The apartment is available in May on a furnished basis. Subject to contract and satisfactory references, the landlord offers a three-year lease with a mutual rolling six-month break clause. Westminster City Council tax band: G.



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# People Make Places

London is a collection of inspiring urban villages and one of the most exciting places in the world to live, work & play.



We work with both property owners and their occupiers, sharing the story of these vibrant neighbourhoods, conveying the unique soul & energy to future custodians, the people who'll keep them buzzing.

And unlike many real estate businesses we're not just about buildings, because streets & buildings don't make a neighbourhood.

We're about building relationships, because **people make places**.

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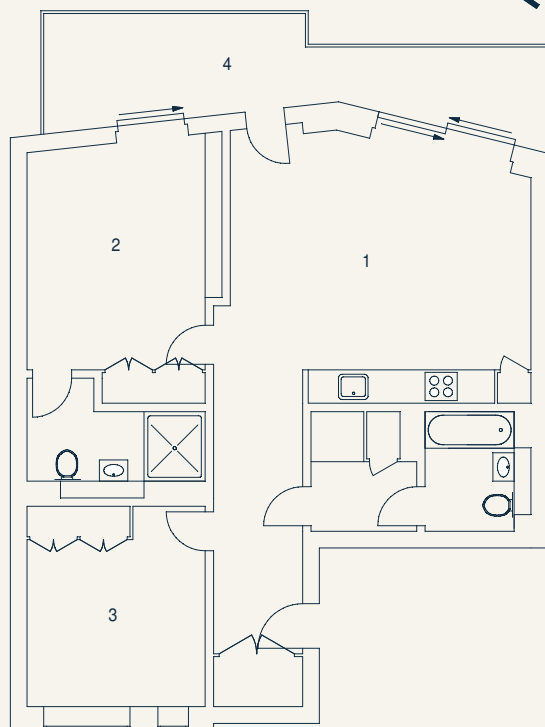
Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>		
69-80	<b>C</b>		
55-68	<b>D</b>		
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

Ganton Street, W1

Approximate Gross Internal Area 80 sq m / 861 sq ft

Fifth Floor

- 1 Kitchen / Reception Room  
5.72 x 4.84M  
18'9" x 15'11"
- 2 Bedroom  
4.87 x 3.19M  
16' x 10'6"
- 3 Bedroom  
3.92 x 3.19M  
12'10" x 10'6"
- 4 Terrace



Floor Plan produced for Tavistock Bow by Mays Floorplans © - Tel 020 3397 4594  
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