



22, The Quadrangle Westminster, London, W2 2RN

Asking Price £800,000

- 24-hour concierge service for your every need
- Secure gated community for peace of mind
- Beautifully landscaped gardens to relax in
- Lift
- Generous living space with ample room to unwind
- Close to Hyde Park and Paddington

The Quadrangle , London W2 2RN

Spacious 2bedroom/2Bathroom apartment with private balcony!

The apartment is located on the 2nd floor of the popular The Quadrangle low rise building, with amazing views over the communal gardens and it offers great features.

The Quadrangle development is a coveted address, nestled between Paddington and the charming Connaught Village. Step outside your door and explore the vibrant shops and cafes, or take a leisurely stroll to Marylebone.

Enjoy the ease of lift service and a porter on hand, while unwinding amidst the beauty of the large communal gardens. For venturing further afield, Paddington Station offers swift access to Heathrow Airport and other destinations. And if you crave a breath of fresh air, the expansive greenery of Hyde Park awaits, just 0.4 miles away.

Don't miss this opportunity to create your dream home in a prime location!



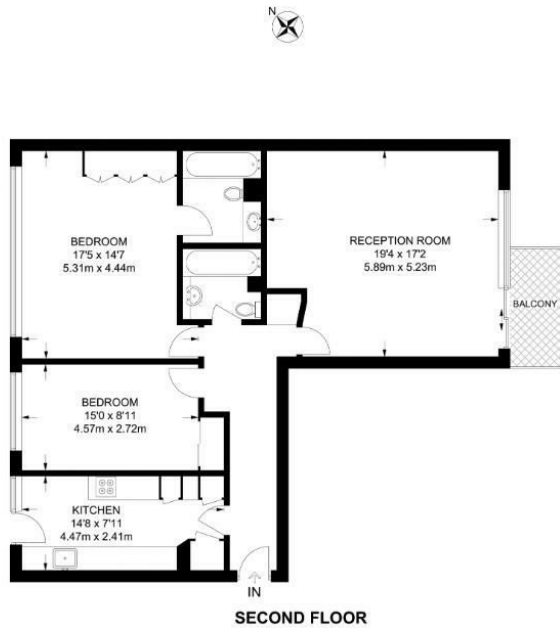
Council Tax Band: D



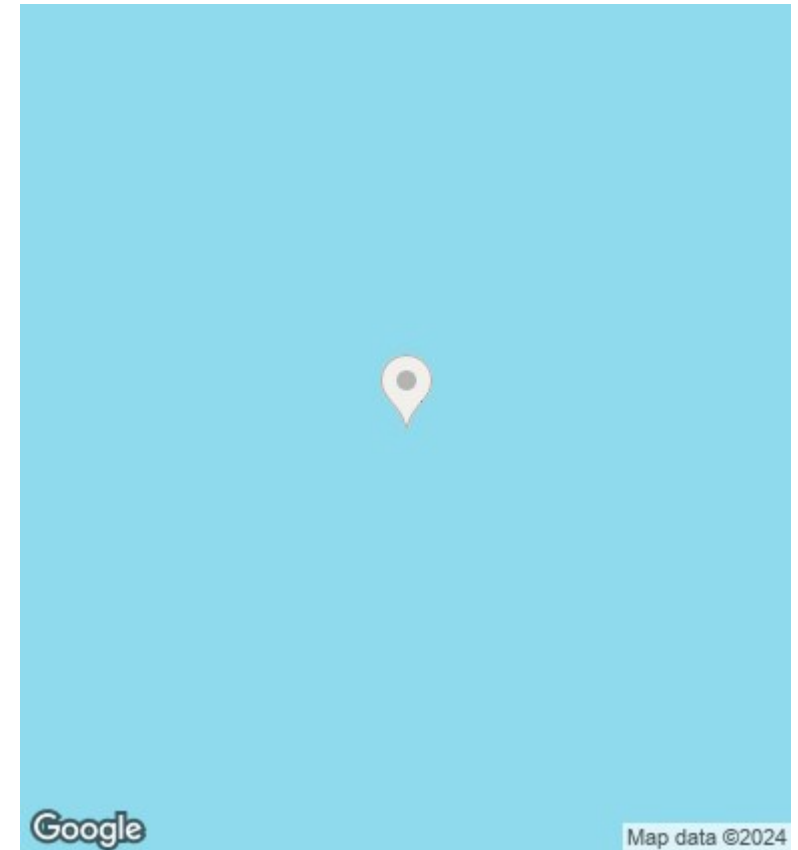








APPROXIMATE GROSS INTERNAL AREA
1073 SQ FT / 99.7 SQ M
This plan has been drawn for illustrative and identification purposes only.



Directions

Viewings

Viewings by arrangement only. Call 02070990800 to make an appointment.

Council Tax Band

D

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			79
(69-80) C		67	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	