

3 Merchant Square, London, W2 1BF

£4,800 Per Month



Beautifully presented 2 bedroom apartment situated on the upper floors of this popular development., with fabulous water views, from the living area.

Your first impression of this property are the floor to ceiling windows in both the open plan living space and bedrooms, allowing maximum light to flood the apartment.

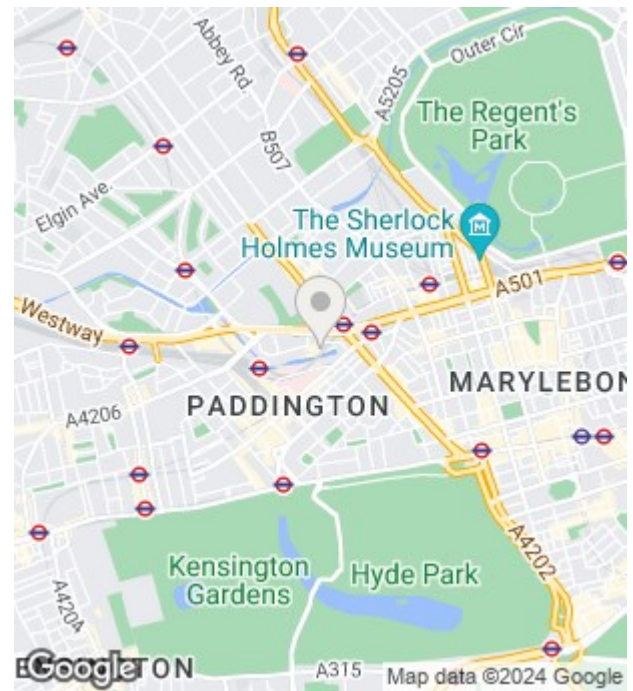
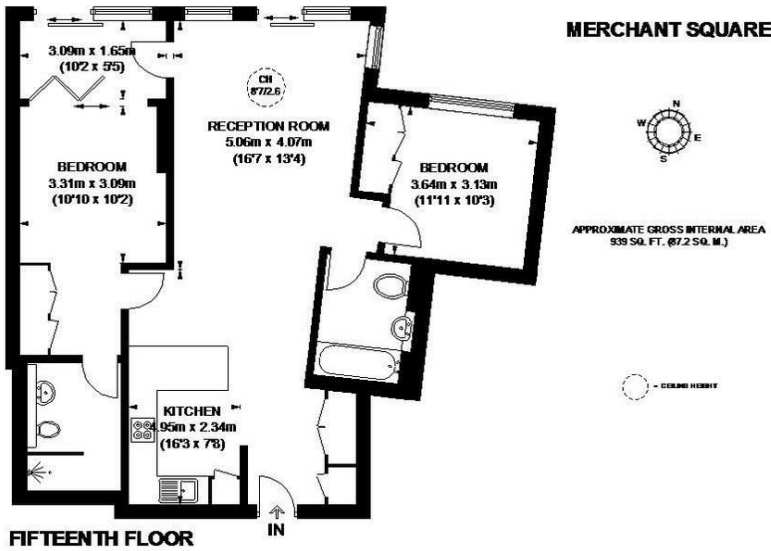
Boasting engineered wood flooring and immaculate detail throughout; comfort cooling and integrated Miele appliances in the open plan fitted kitchen

Discover waterfront living at its finest in the heart of London with No. 3 Merchant Square, a striking 21-storey residential tower nestled within the vibrant Paddington Basin, the perfect fusion of urban convenience and serene waterside ambiance.

Spanning 11 acres, this coveted location offers a safe, inviting environment enriched with new public spaces, residences, workspaces, as well as a plethora of dining, entertainment, and shopping options just moments away from Paddington Station.

- 24-hour concierge
- Resident business centre
- Cinema screening room
- Close to shops and restaurants
- Residents lounge areas
- Water views
- Floor to ceiling windows
- Fantastic transport links
- Garden terrace





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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

4th Floor One Kingdom Street, Paddington Central, London, W2 6BD
 Tel: +44(0)20 3019 6151 Email: lettings@grange.london