



## 621 Peninsula Apartments, London, W2 1JJ

**£2,600 Per Month**



A spacious studio apartment located within a sought-after development overlooking Paddington Basin & Floating Park. This development benefits from a 24-hour porter and lift access.

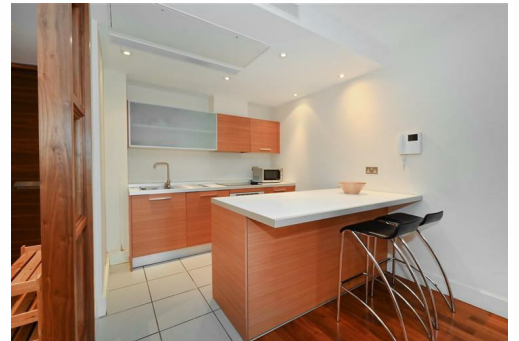
This 654 sq. ft sixth floor apartment benefits from an open plan kitchen/lounge, plenty of storage space including fitted wardrobes, a separate bathroom, wooden flooring throughout and comfort cooling.

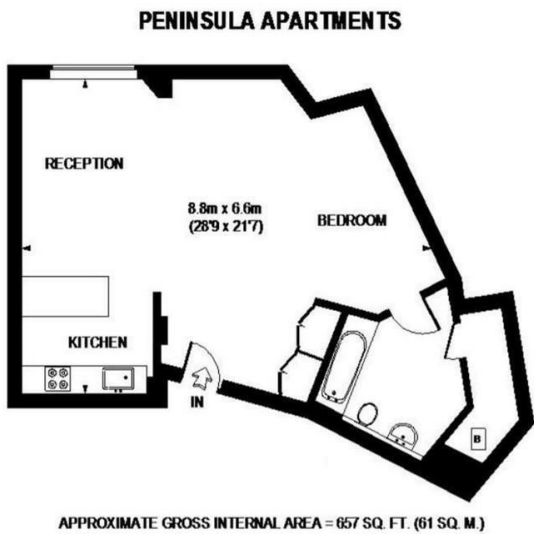
Parking is available by separate negotiation.

Available Now – Council Tax Band E.

- Large Studio Apartment
- Separate Bathroom
- Juliet Balcony
- Comfort Cooling
- Allocated Underground Parking

- Wooden Floor Throughout
- Plenty of Storage
- Fitted Wardrobes
- 24 Hour Onsite Porter
- Close to Paddington Station & Edgware Road Station





APPROXIMATE GROSS INTERNAL AREA = 657 SQ. FT. (61 SQ. M.)



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		
	65	68
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	

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