

## **Belvedere Row Apartments, Fountain Park Way, London, W12 7JF**

**£800 Per Week**

A LARGER THAN AVERAGE 2 BED 2 BATH APARTMENT IN WHITE CITY LIVING W12.

This lovely apartment has been recently completed and is located on the 3rd floor of Belvedere Row apartments next to Westfield Shopping centre yet surrounded by tranquil water gardens.

The 859 square feet of space comprises a 24 foot reception room open plan to a fully fitted kitchen with an oversized breakfast bar, a private East facing balcony, large double bedroom with ample built in storage and En-suite shower room, large second bedroom and a family bathroom.

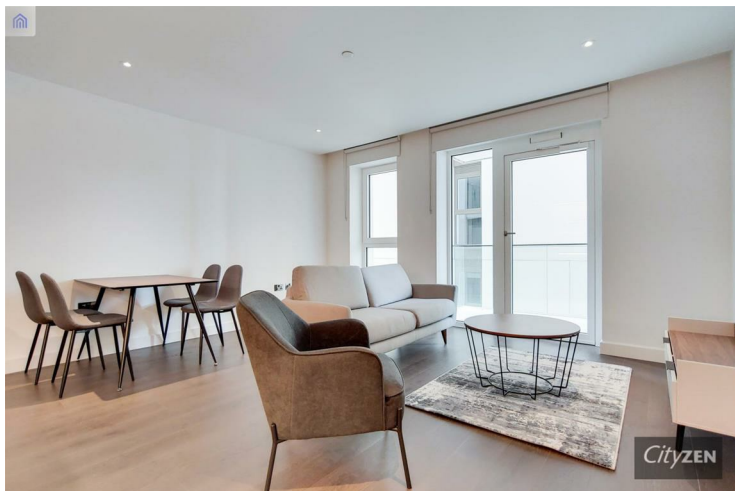
White City Living benefits from residents facilities including a swimming pool, gym, sauna, steam room, business lounge, club lounge, café and not one but two cinemas!

Wood Lane (Circle & Hammersmith & City lines) and White City (Central line) stations are a 2 minute walk away. Both stations are in Zone 2.

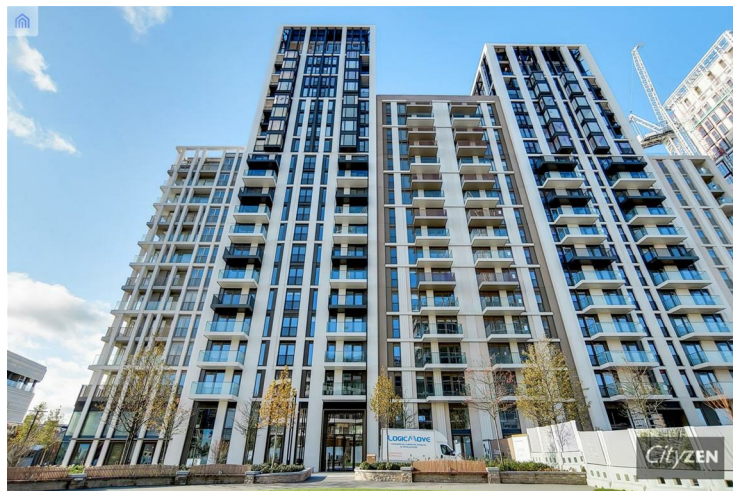
FURNISHED. AVAILABLE FROM 23.09.2024

- WHITE CITY LIVING
- 859 SQUARE FEET
- 2 MIN WALK TO WHITE CITY ST
- CINEMAS, POOL, LOUNGES
- DEVELOPMENT BY ST JAMES
- EAST FACING BALCONY
- NEXT TO WESTFIELD
- VERY LARGE 2 BED 2 BATH
- 2 MIN WALK TO WOOD LN ST
- 24 HOUR CONCIERGE

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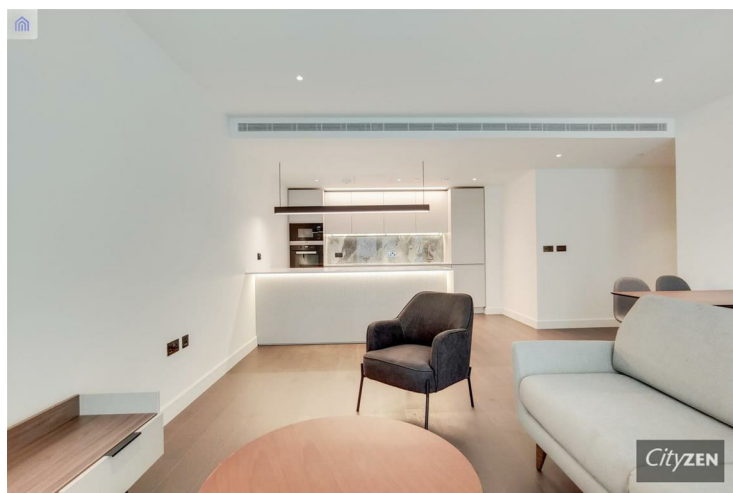
RECEPTION ROOM



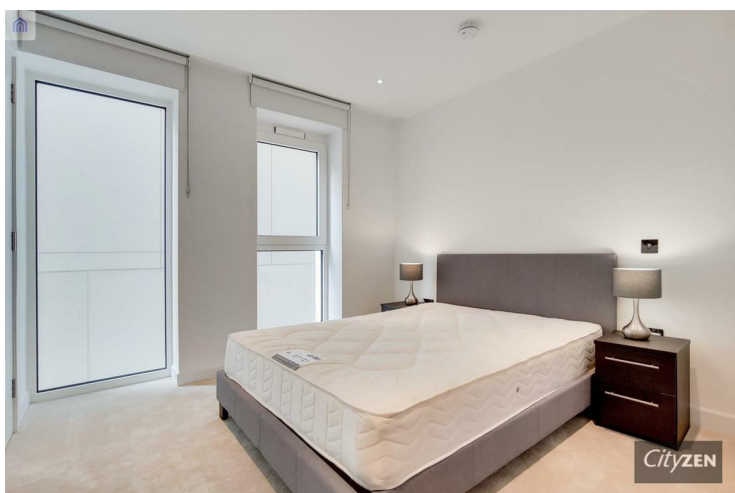
BELVEDERE ROW APARTMENTS



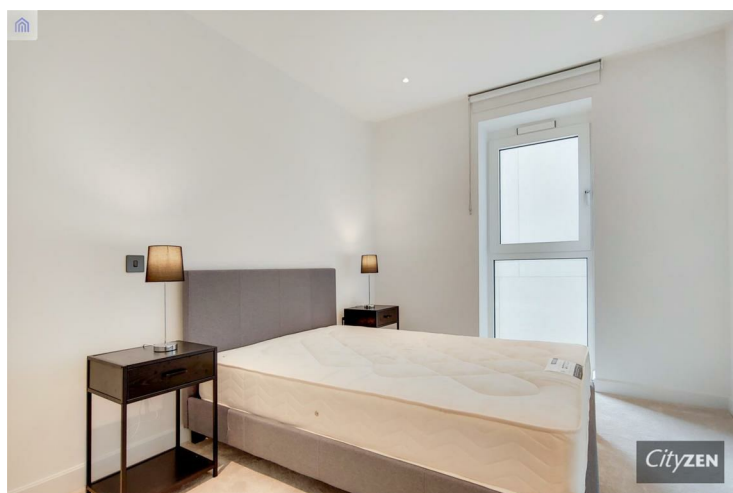
KITCHEN



RECEPTION ROOM

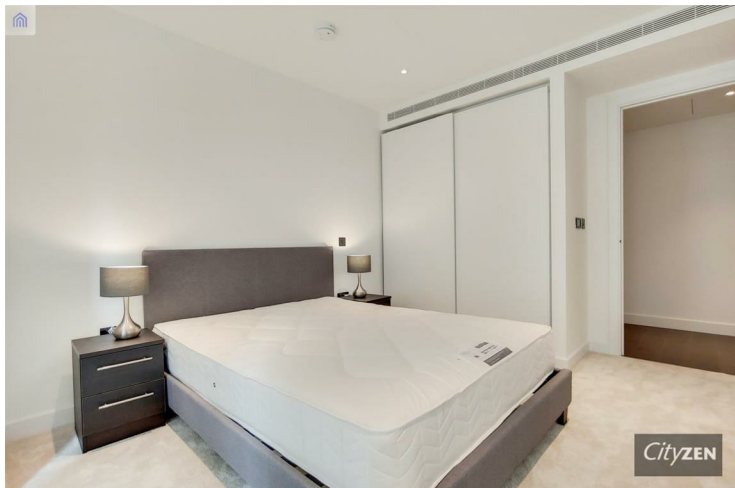


BEDROOM



BEDROOM

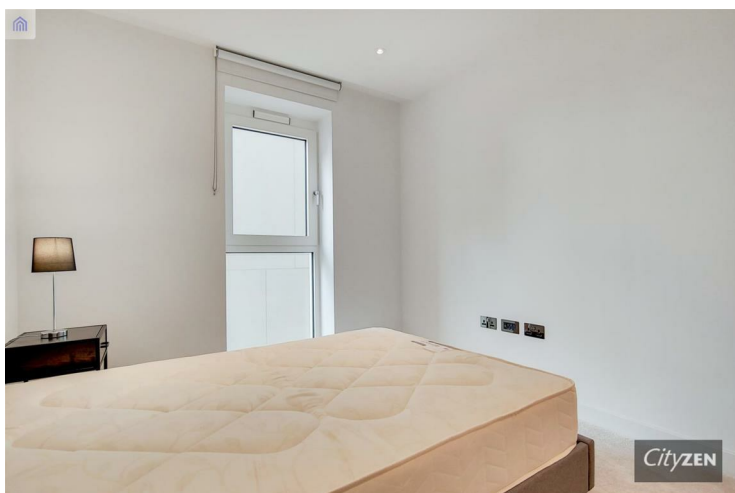
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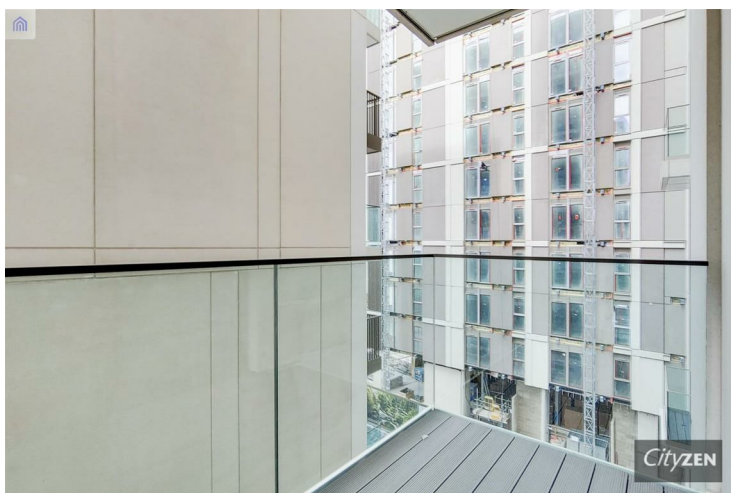
BEDROOM



BATHROOM



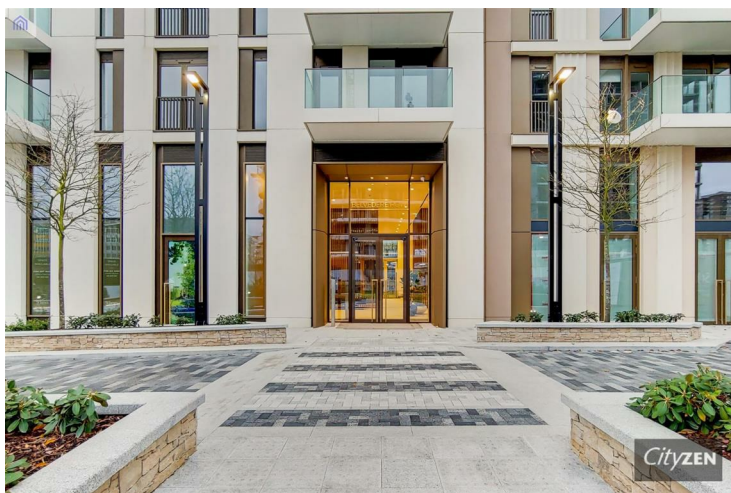
BEDROOM



BALCONY



SHOWER ROOM

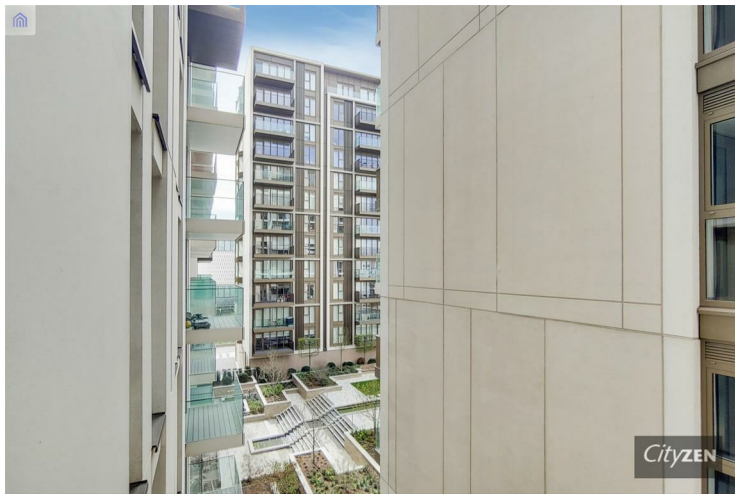


BUILDING ENTRANCE

# Belvedere Row Apartments, Fountain Park Way, London, W12 7JF



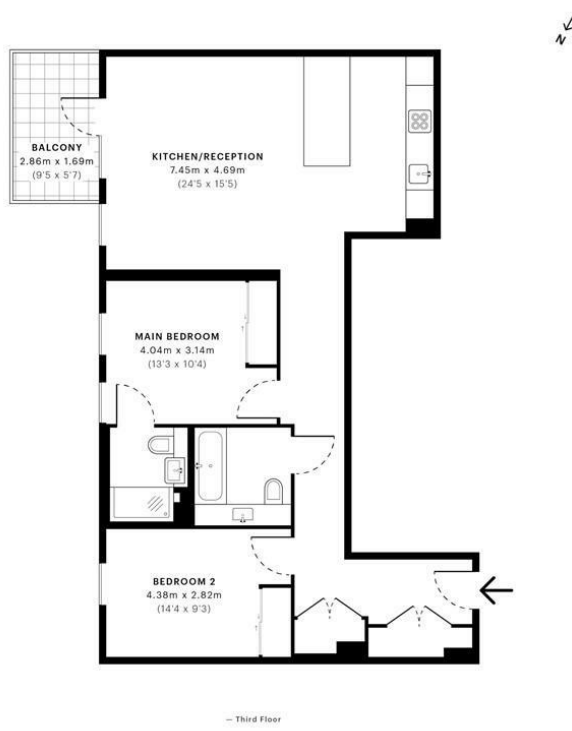
BELVEDERE ROW APARTMENTS



VIEW TO SIDE OF BALCONY



BELVEDERE ROW APARTMENTS



**GROSS INTERNAL AREA (GIA)**  
The footprint of the property  
84.00 sqm / 904.17 sqft

**NET INTERNAL AREA (NIA)**  
Excludes walls and external features  
Includes measurements restricted head height  
79.76 sqm / 858.74 sqft

**EXTERNAL STRUCTURAL FEATURES**  
Balconies, terraces, verandas, etc.  
4.73 sqm / 50.91 sqft

**RESTRICTED HEAD HEIGHT**  
Limited use area under 1.5m  
0.00 sqm / 0.00 sqft

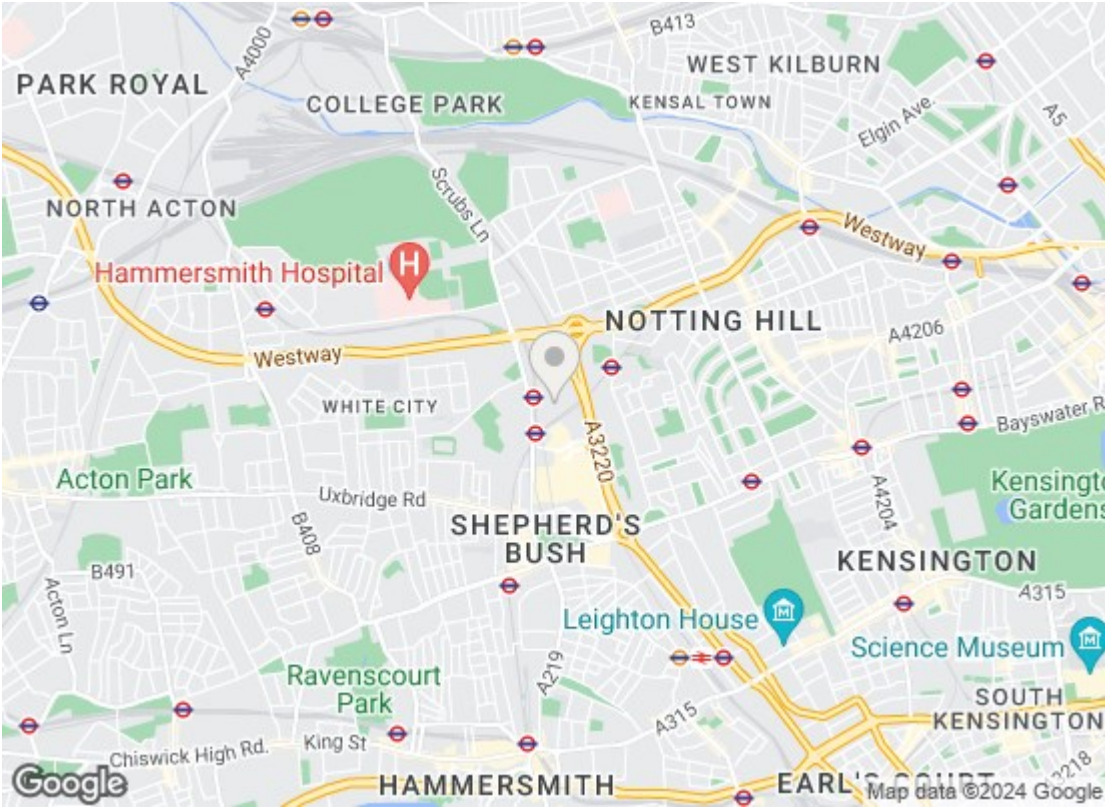
**SPEC VERIFIED** | **RICS** Certified Property Measurer

Spec: Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

area sqm: 84.00 / 904.17 sqft  
area sqm: 79.76 / 858.74 sqft  
area sqm: 4.73 / 50.91 sqft  
area sqm: 0.00 / 0.00 sqft

area sqm: 88.73 / 955.08 sqft  
area sqm: 85.25 / 917.62 sqft

spec id: 6054d832fd4ba0d0cc02af6a



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>86</b>	<b>86</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>		
Not energy efficient - higher running costs		
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) <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>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.