

Orsett Terrace, W2 6JU

£259,000



A studio apartment situated on the 6th floor of a Grade II Listed, stucco-fronted 1930's mansion block a short walk to Paddington Station and within walking distance to Hyde Park.

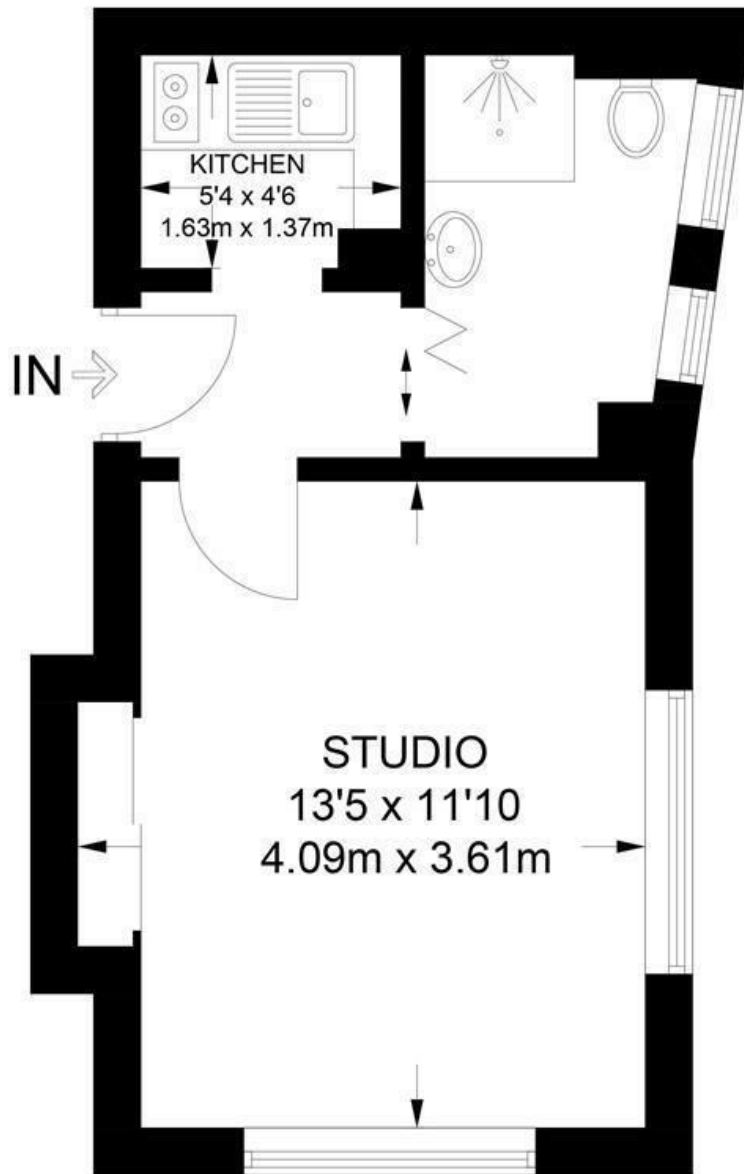
The apartment features a separate kitchen, while large windows in the living space flood the interior with natural light and offer breathtaking views across London.

The building benefits from a porter and has good transport links, with Paddington Station a short walk away.

The station provides access to the Elizabeth Line (offering direct service to Heathrow Airport) as well as the Bakerloo, Circle, and District underground lines.

Disclaimer - Some images have been virtually staged to showcase the property's potential.

These particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact.



SIXTH FLOOR

APPROXIMATE GROSS INTERNAL AREA
246 SQ FT / 22.9 SQ M

This plan has been drawn for illustrative and identification purposes only.

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			
		75	
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	