

tavistockbow

For Rent



People Make Places



St. Martin's Lane, Covent Garden WC2

2 bedrooms | 1,270 sq ft

£1,500 pw





With double height apex ceilings and exposed beams creating a lofty feel, this two bedroom penthouse has a contemporary interior and a private roof terrace. Dark grey shutters and feature lighting add to the overall design, along with a stylish kitchen and bathrooms. Available unfurnished mid-May.

What you need to know

- Two double bedrooms
- Two bathrooms
- Underfloor heating
- Wood floors throughout
- Modern kitchen
- Unfurnished
- Available mid-May
- Private roof terrace
- 4th floor with lift access
- Seconds from Leicester square tube (Northern line)



St. Martin's Lane, Covent Garden WC2





Overview

Laterally designed with the two double bedrooms at the opposite end providing ideal privacy, this penthouse is designed around its vast living space. Featuring double height ceilings framed by an apex roof and exposed beams, the space has plenty of space to entertain and to create a division between dining and living.

A smart galley-style kitchen with double oven is positioned off the living area with a small utility cupboard. Both bedrooms have ensuite facilities with marble effect tiling, one with a double shower and the other with a bath, while a set of stairs lead up to a private roof terrace with stunning rooftop views across the West End. Underfloor heating and efficient double glazing are fitted for tenant comfort.





St Martin's Lane is in the heart of Theatreland and conveniently located for easy travel within London. Underground services can be accessed via Leicester Square (Northern and Piccadilly Lines) less than a minute's walk away, while Charing Cross (Bakerloo and Northern lines as well as mainline services) and Tottenham Court Road (Central, Northern and Elizabeth lines) are within a short walk. The restaurants and boutiques of Soho, Covent Garden and Seven Dials are also easily reached on foot.

The apartment is available mid-May on an unfurnished basis. Subject to contract and satisfactory references. Westminster Council tax band: H.



St. Martin's Lane, Covent Garden WC2



People Make Places

London is a collection of inspiring urban villages and one of the most exciting places in the world to live, work & play.

We work with both property owners and their occupiers, sharing the story of these vibrant neighbourhoods, conveying the unique soul & energy to future custodians, the people who'll keep them buzzing.


And unlike many real estate businesses we're not just about buildings, because streets & buildings don't make a neighbourhood.

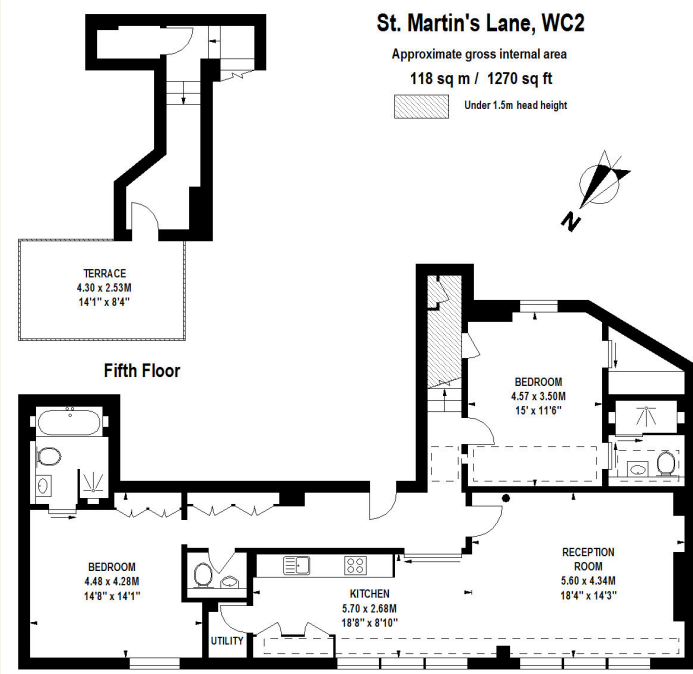
We're about building relationships, because **people make places**.

MISINTERPRITATION ACT [COPYRIGHT] DISCLAIMER: Tavistock Bow Ltd for themselves and for the vendor(s) of this property whose agents thy are, given notice that: 1. These particulars do not constitute, not constitute any part of, an offer or contract. 2. None of the statements contained in these particulars as to the property are to be relied on as statements or representations of fact. 3. Any intending purchaser or lessee must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 4. The vendor(s) or lessor(s) do not make or give and neither Tavistock Bow Ltd nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. Finance Act 1989, Unless otherwise stated all prices and rents are quote exclusive of VAT. Property Misrepresentation Act 1991; These details are believed to be correct at the time of compilation but may be subject to subsequent amendment.

Follow us:     @tavistockbow

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	62 D	71 C
39-54	E		
21-38	F		
1-20	G		

St. Martin's Lane, WC2
 Approximate gross internal area
118 sq m / 1270 sq ft
 Under 1.5m head height



Fifth Floor

TERRACE
4.30 x 2.53M
14'1" x 8'4"

BEDROOM
4.57 x 3.50M
15' x 11'6"

BEDROOM
4.48 x 4.28M
14'8" x 14'1"

KITCHEN
5.70 x 2.68M
18'8" x 8'10"

RECEPTION ROOM
5.80 x 4.34M
18'4" x 14'3"

UTILITY

Fourth Floor

Floor Plan produced for Tavistock Bow by Mays Floorplans ©. Tel 020 3397 4594
 Illustration for identification purposes only, not to scale
 All measurements are maximum, and include wardrobes and window bays where applicable

tavistockbow

21 New Row, Covent Garden,
 London, WC2N 4LE

t: 020 7477 2177
 e: hello@tavistockbow.com
 w: tavistockbow.com



St. Martin's Lane, Covent Garden WC2