

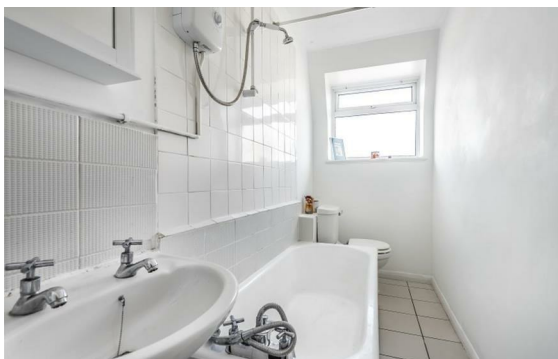


**Edgware Road, Paddington, London, W2**

Rent £560 PCM

1 Bed | 1 Bath | 1 Reception

*Please call us on 020 7724 2233 or email us [info@newingtonstates.com](mailto:info@newingtonstates.com) to book a viewing.*



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[info@newingtonestates.com](mailto:info@newingtonestates.com)

<http://www.newingtonestates.com>

Bright one-bedroom apartment in a portered building.

A well-presented one-bedroom apartment offering comfortable living space and a highly convenient central location close to Regent's Park. The property features a bright and spacious reception room, a good-sized double bedroom, a separate kitchen, and a bathroom.

Located close to Regent's Park, the property is within easy reach of excellent transport links including Baker Street Station and Marylebone Station, as well as a wide range of local amenities.

EPC rating: D

## Energy Efficiency Rating: D

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.