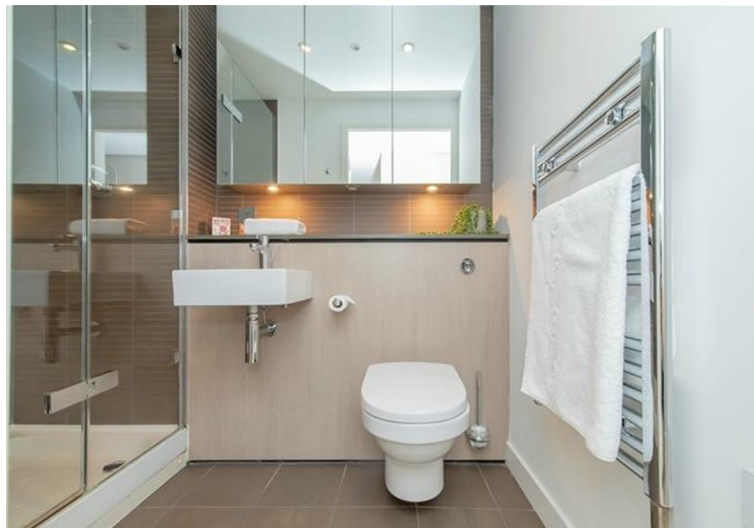
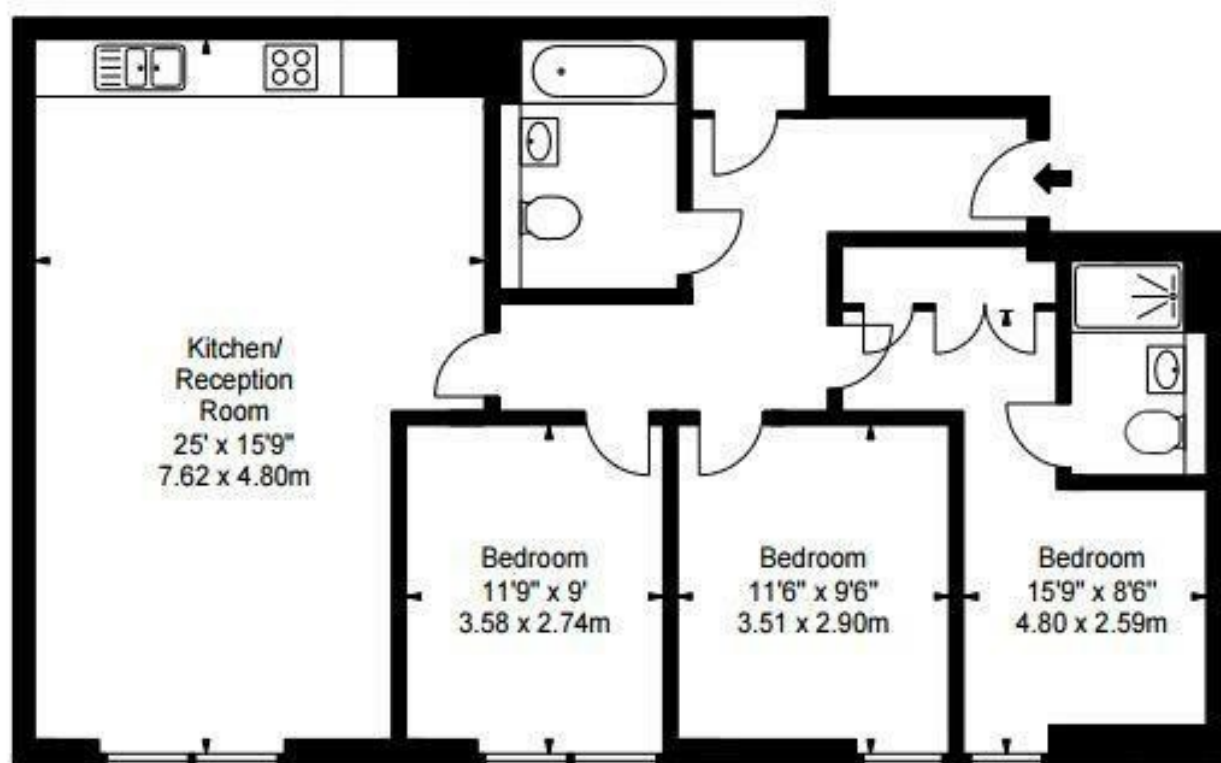




Merchant Square, Paddington, W2 £7,150 Per Month Furnished

A spacious apartment situated on the fifth floor of this prestigious building which features 24 hour concierge, lift service, and secure underground parking. The stunning apartment comprises spacious living and entertaining space with a beautiful reception room with superb views, a modern fitted open plan kitchen, three bedrooms, two bathrooms and ample storage space. The apartment offers easy access to transport links such as Paddington Train Station (Bakerloo, Hammersmith & City, Circle, District lines and Heathrow) Edgware Road (Circle, District and Bakerloo lines).



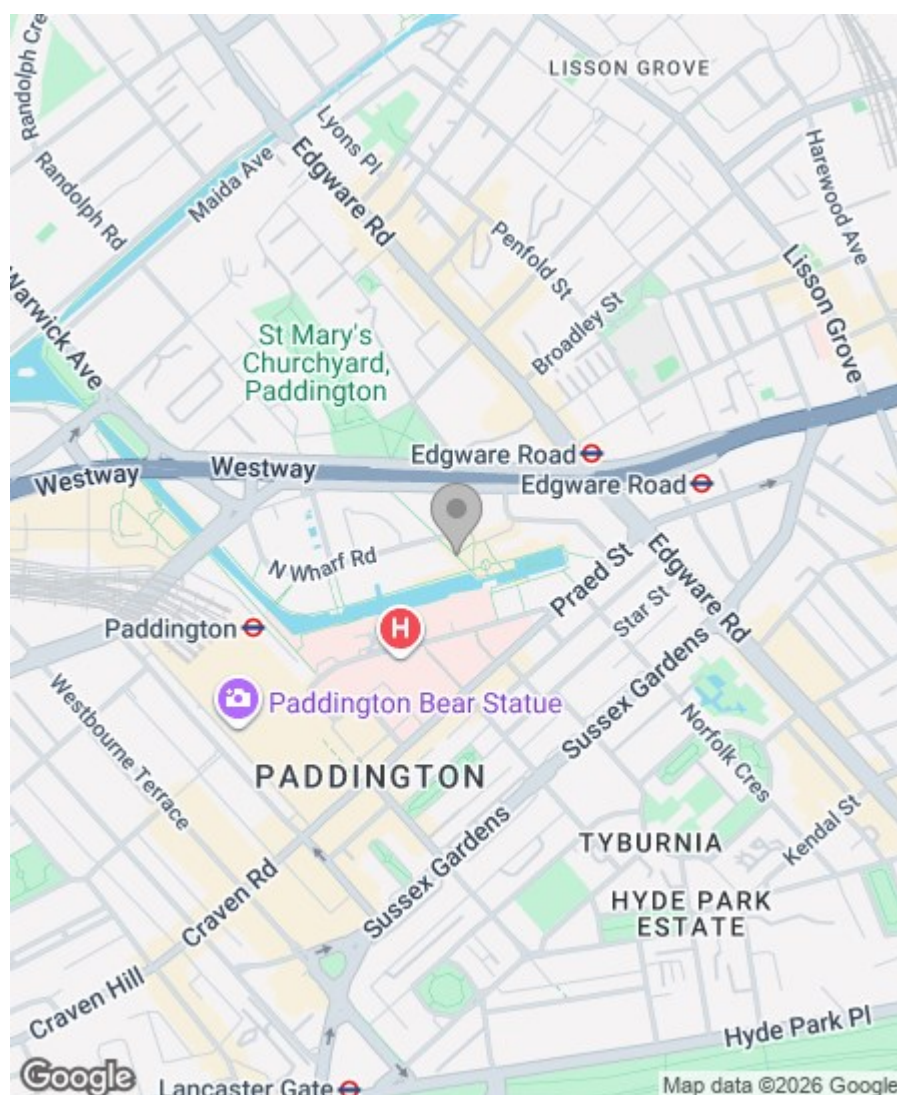


Property Overview

Location	Paddington, W2
Price	£7,150 Per Month
Bedrooms	3
Bathrooms	2
Receptions	1
Council	
Tax Band	G
Furnishing	Furnished

Key Features

- Modern Fitted Open Plan Kitchen
- Luxurious Accommodation
- Prestigious Waterside Building
- Concierge Service
- Advanced Security Measures
- Easy Access To Superb Transport Links



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

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Company Registered number
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We are members of



IMPORTANT NOTICE: All of the information is intended only as a guide to a prospective purchaser and does not constitute any part of an offer or contract. Any measurements or distances referred to herein are approximate only. Any information contained herein (whether in the text, plans or photographs) is given in good faith and cannot be relied upon as being a statement or representation of fact. Should you proceed with the purchase of the property, your solicitor must verify these details. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. In accordance with current legislation we would advise you that the measurements on these particulars are imperial. The formula for conversion to metric is as follows:- 1' (one foot) = 30.4cm (centimetres), 1m (one metre) = 3'29 (feet).