



Let **UK** Home

1 Bedrooms

Flat

Located in London

£3,850 Per Month



info@letukhome.co.uk

<https://www.letukhome.co.uk/>

01795 358 886



2 Principal Place, Worship Street London

EC2A 2FD



Let UK Home are excited to offer this spectacular one bedroom apartment in the heart of Principal Tower in City of London.

The flat comprises a spacious open kitchen with a stylishly attached dining area, a magnificent living room leading to a private terrace, one bright bedroom with fitted wardrobe and ensuite, and one modern bathroom.

The residents of this apartment will benefit from a range of facilities such as concierge service, swimming pool, spa, gym, audio-visual room and private business lounge.

The apartment is close to the City of London, one of the most important financial centers in the world, and Shoreditch, one of the most creative and individual areas in London, with many cultural venues such as galleries, theater museums, and concert halls.

The area is surrounded by prestigious schools and abundant educational resources, including King's College London (KCL), London Business School, University College London (UCL), London School of Economics and Political Science (LSE), Cass Business School, City St George's, University of London, and Queen Mary University of London (QMUL). Living here makes commuting to school very convenient.

It is adjacent to five major underground and train stations, such as Liverpool Street, Shoreditch High Street, Old Street, and Moorgate. Liverpool Street Station is one

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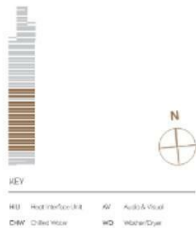
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- 13th Floor
- Cinema & Game Room
- The Gym & The Spa
- City of London
- EPC Rating: B
- Concierge Service & 24h Security
- Swimming Pool
- Residents Lounge
- Adjacent to 5 Tube and Train Stations



APARTMENT	49.7m ² / 535ft ²	Living/dining	5.63 x 3.53m / 18'0" x 10'11"
TERRACE	3.7m ² / 39ft ²	Kitchen	3.25 x 3.33m / 10'7" x 10'11"
		Bedroom	5.30 x 3.37m / 17'4" x 11'0"
		En-suite	1.50 x 2.30m / 4'11" x 7'5"
		Terrace	3.00 x 1.87m / 9'8" x 6'1"



Let **UK** Home

3F 2 Eastbourne Terrace
Paddington
London
W2 6LG

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Council Tax Band: E

Local Authority:

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		84	84
(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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