

For Rent



People Make Places



Carnaby Street, Carnaby W1

1 bedroom | 388 sq ft

£625 pw





A cleverly designed duplex one bedroom apartment in Carnaby with stunning vaulted ceilings in the bedroom. On the second and third floors of a period building, the apartment has a contemporary Scandinavian style with light wooden flooring, stylish kitchen & shower room. Available June unfurnished.

What you need to know

- One bedroom
- One shower room, en-suite
- Second and third floor, walk-up
- Wooden flooring with carpets to the stairs
- Secondary glazing
- Unfurnished
- Located at the rear of the building
- Newly refurbished
- Available early June
- Close to Oxford Circus and Piccadilly Circus tube stations



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Overview

Enviably positioned in the heart of Carnaby and a short walk from the foodie paradise of Kingly Court, this one-bedroom apartment has been finished to a high specification throughout. Calming grey wall tones are matched with wide-planked wooden floors, a contemporary shower room with white square tiles and a stylish matt white kitchen. The entrance to the duplex is on the second floor, walk-up, and leads into the open-plan living and kitchen space. Internal stairs lead up to the bedroom on the third floor which features vaulted ceilings, an ensuite shower room and useful storage. Secondary glazing is fitted for tenant comfort.

Carnaby Street is a magnet for global and independent retail and restaurant brands, meaning residences are never short on places to shop or dine. Its location in the West End means many central London neighbourhoods like Mayfair, St James's, Marylebone, Fitzrovia, Soho and Covent Garden are within walking distance while several commuting options are also within reach. City workers can align at the Central Line at Oxford Circus Underground Station (Bakerloo and Victoria Lines too), while several bus routes operate on Regent and Oxford Streets for services across London.

The apartment is available in early June on an unfurnished basis. Westminster Council tax band: C.



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**.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	58 D	77 C
39-54	E		
21-38	F		
1-20	G		

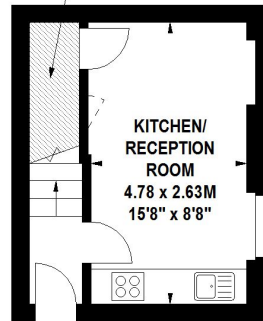
Carnaby Street, W1

Approximate Gross Internal Area 36 sq m / 388 sq ft

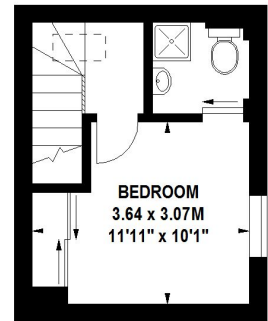
 Under 1.5m head height



UNDER
STAIRS
UTILITY



Second Floor



Third Floor

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Illustration for identification purposes only, not to scale
All measurements are maximum, and include wardrobes and window bays where applicable

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