



## REGENTS PARK

NW1

£2,400 PER MONTH

Fantastic one bedroom apartment located in the sought after portered building of Hanover Gate Mansions. The property benefits from good sized double bedroom, spacious reception room, fully fitted kitchen and family bathroom. Offered in a good condition throughout and a great location, within a minutes walk to St Johns High Street, Regents Park College and Baker Street. The property has been furnished with brand new furniture throughout and viewings are highly recommended.

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HANOVER GATE MANSION  
LONDON NW1



FORTH FLOOR FLAT

APPROX. GROSS INTERNAL FLOOR AREA 484.37 SQ F / 45.00 SQ M

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or mis-estatement. This floor plan is for illustrative purposes only and should be used as such, by any prospective purchaser.



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

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

London  
PMP International  
94 Belsize Lane  
Belsize Park  
London  
NW3 5BE

020 7701 2878  
info@pmpi.co.uk  
www.pmpi.co.uk

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