



**Strand, London WC2R**  
Price £850 per week - Furnished







## Description

A stunning studio apartment in the luxurious 190 Strand, Westminster, WC2.

This spectacular studio apartment is situated on the ground floor and is furnished to an exceptional standard. The apartment boasts a high specification with comfort cooling and comprises living / sleeping area, private balcony with views into the courtyard, contemporary kitchen with Miele appliances and composite stone worktops, luxury marble bathroom, wood flooring to reception, marble flooring to hallway, and excellent storage space.

The development offers on site leisure facilities, including gym, swimming pool, private cinema, business / conference facilities and 24 hour concierge. The development is situated on the world famous Strand, Westminster WC2, (approximately) 0.2 miles from Temple station.

We understand that cooling / heating is delivered via a communal system for which separate charges apply.

Council tax band: F. Rent is payable on a monthly basis, and you may be required to pay more than a month's rent in advance for tenancies with annual rents exceeding £100,000. You will be required to pay a 1 week holding deposit following a successful offer. Tenancies with annual rents up to £50,000 will require a 5 weeks' security deposit, while those exceeding this threshold will require a 6 weeks' deposit. Utility bills, council tax, telephone line and broadband are not included in the rent. As well as paying the rent, you may also be required to make some additional permitted payments. If your tenancy does not qualify as an APT, additional fees may apply. Please visit [jll.co.uk/fees](http://jll.co.uk/fees) for details of fees that may be payable when renting a property. To check broadband and mobile phone coverage please visit [ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker](http://ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker)

- Studio
- 1 Bathroom
- Balcony
- Ground floor
- On-site leisure facilities including a gym, pool and 24 hour concierge
- 0.1 mile from Temple Station
- Approx. 330 sq ft (30.7 sq m)
- Furnished
- EPC: B
- Council tax: Band F

# Floorplan

330 sq ft | 31 sq m

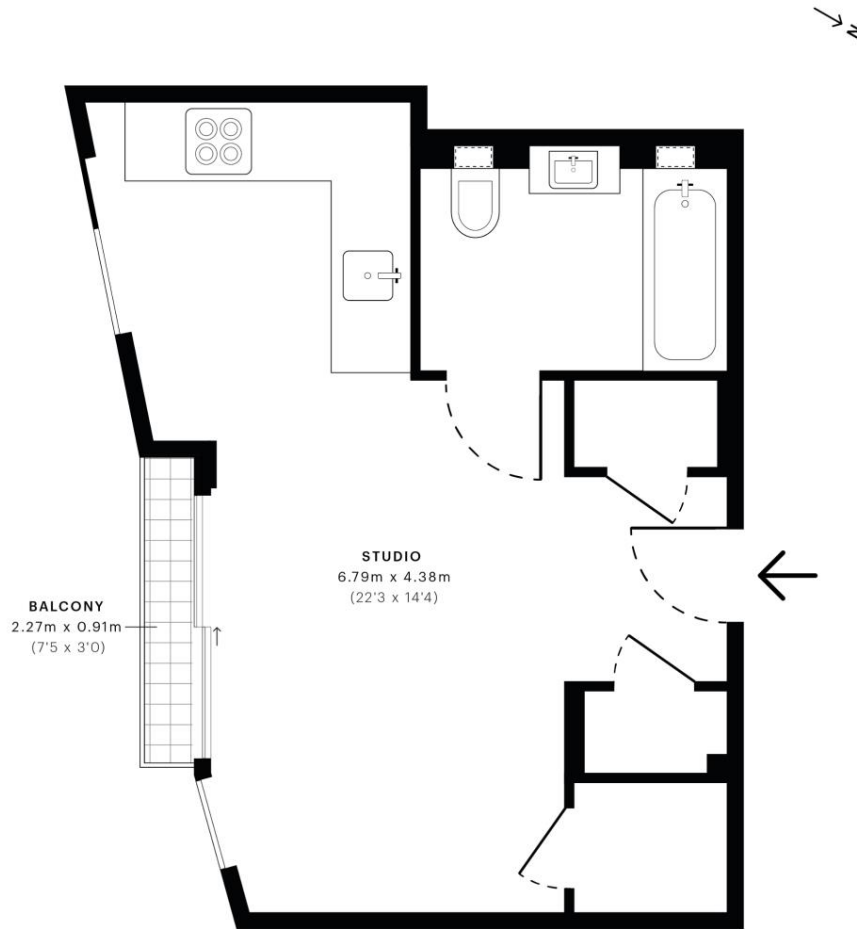


Wren House, WC2R

CAPTURE DATE  
11/02/2020

LASER SCAN POINTS  
15,503,963

GROSS INTERNAL AREA  
30.7 Sqm / 330.0 Sqft



— Ground Floor



GROSS INTERNAL AREA (GIA)  
The footprint of the property.  
30.7 Sqm / 330.0 Sqft



NET INTERNAL AREA (NIA)  
Excludes walls and external features,  
Includes washrooms, restricted head  
29.0 Sqm / 312.3 Sqft



EXTERNAL STRUCTURAL FEATURES  
Balconies, terraces, verandas etc.  
2.1 Sqm / 22.2 Sqft



RESTRICTED HEAD HEIGHT  
Limited use area under 1.9m  
0.1 Sqm / 1.3 Sqft



Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.



IPMS 3B RESIDENTIAL  
33.3 Sqm / 358.2 Sqft

IPMS 3C RESIDENTIAL  
31.6 Sqm / 340.5 Sqft

SPEC ID  
5e4148c7ba99180c719214c1

City  
25 Walbrook The Walbrook  
Building,  
London EC4N 8AF  
+4420 7337 4000

*Urban living, your way.*

[jll.co.uk/residential](http://jll.co.uk/residential)

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