



3 MERCHANT SQUARE,
LONDON, W2
£13,000 Per Month

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PROPERTY CONSULTANTS

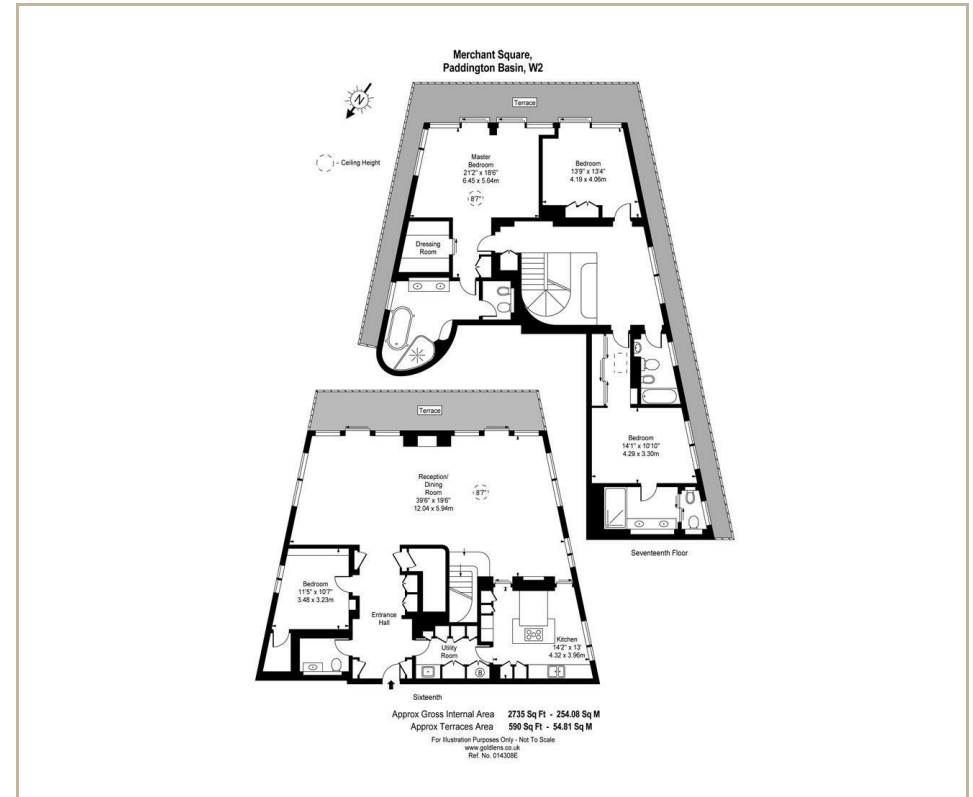
Description

A truly stunning, Penthouse apartment, located on the 16th and 17th floors of this prestigious modern building offering exceptional, far reaching, south-facing views towards the breathtaking London skyline.

The exceptionally spacious 2,735 sqft / 254sqft accommodation with an additional 590 sqft / 54 sqm of exterior terraces and is offered in outstanding decorative condition and features balconies to both floor and accessed via all principle rooms.

3 Merchant Square completed in 2014 is the most exclusive residential building in the Paddington Basin development with grand communal lobby, 24 hour concierge, four large lift, residents lounge, meeting rooms, cinema and communal terrace.

: Entrance Hall : Open Plan Double Reception : Contemporary Fully Fitted Kitchen : Master Bedroom With Dressing Room and Ensuite : 2 Further Bedrooms : Study/ Bedroom 4 : Utility : Guest WC : Balconies : Secure Under Ground Parking



TERMS

Fees & Charges: Tenancies exceeding £100,000 Per annum £480 inc VAT, Tenancies where a company is a tenant £480 Inc VAT.

For Clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed to be removable by the vendor unless specifically itemised within these sales particulars.

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