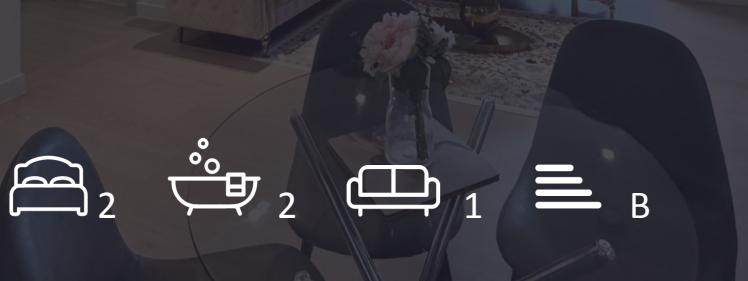




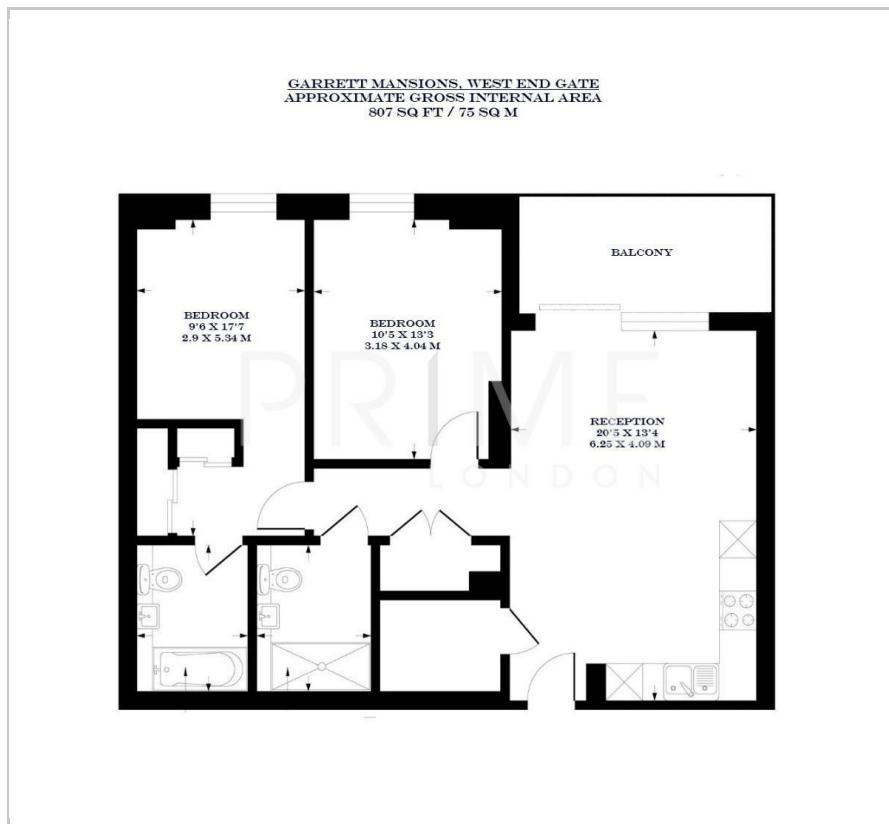
## Garrett Mansions

287 Edgware Road, West End Gate, W2 1GN

£1,200,000



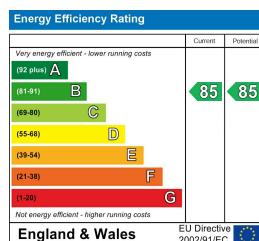
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

By appointment. Contact us on 0207 052 1075 if you wish to arrange a viewing appointment for this property, or require further information.

- Two bedroom apartment ■ 807 sq ft (75 sqm)
- Private balcony with far reaching views ■ Short walk to Paddington's restaurants and cafés
- Residents' gym, spa, cinema room and co-working lounge ■ 24 hour concierge



This beautifully presented two bedroom property, set within the highly regarded West End Gate development, is available for sale through Prime London.

The apartment offers 807 sq ft (75 sqm) of living space, and features bright and spacious open plan reception and dining area with a sleek, modern kitchen fitted with high quality integrated appliances. Floor to ceiling windows allow an abundance of natural light to pour in, while providing direct access to a private balcony with far reaching views across the London skyline.

The principal bedroom benefits from generous built-in wardrobe space, and the well proportioned second bedroom is served by a stylish family bathroom.

Residents enjoy access to an impressive range of five star facilities, including a 24 hour concierge service, private cinema room, residents' lounges, co-working areas, and a state of the art health suite featuring a gym, swimming pool, and spa facilities.

Ideally positioned close to Edgware Road, the apartment is moments from a wide selection of shops, cafés, and restaurants, while both Regent's Park and Hyde Park are within easy reach.

Excellent transport connections are available via Edgware Road Underground Station, located just a short walk away, providing swift access to Central London and beyond.



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