



Viewings by appointment
0207 483 2611

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Warren Street, W1T 6AG

£3,300 *fees apply



A very spacious, newly refurbished, two double bedroom apartment located moments from Regents Park. The property comprises of large receptions, separate high spec kitchen. two double bedrooms with plenty of storage space and large family bathroom. The apartment is bright and spacious throughout with wooden floors and lift.

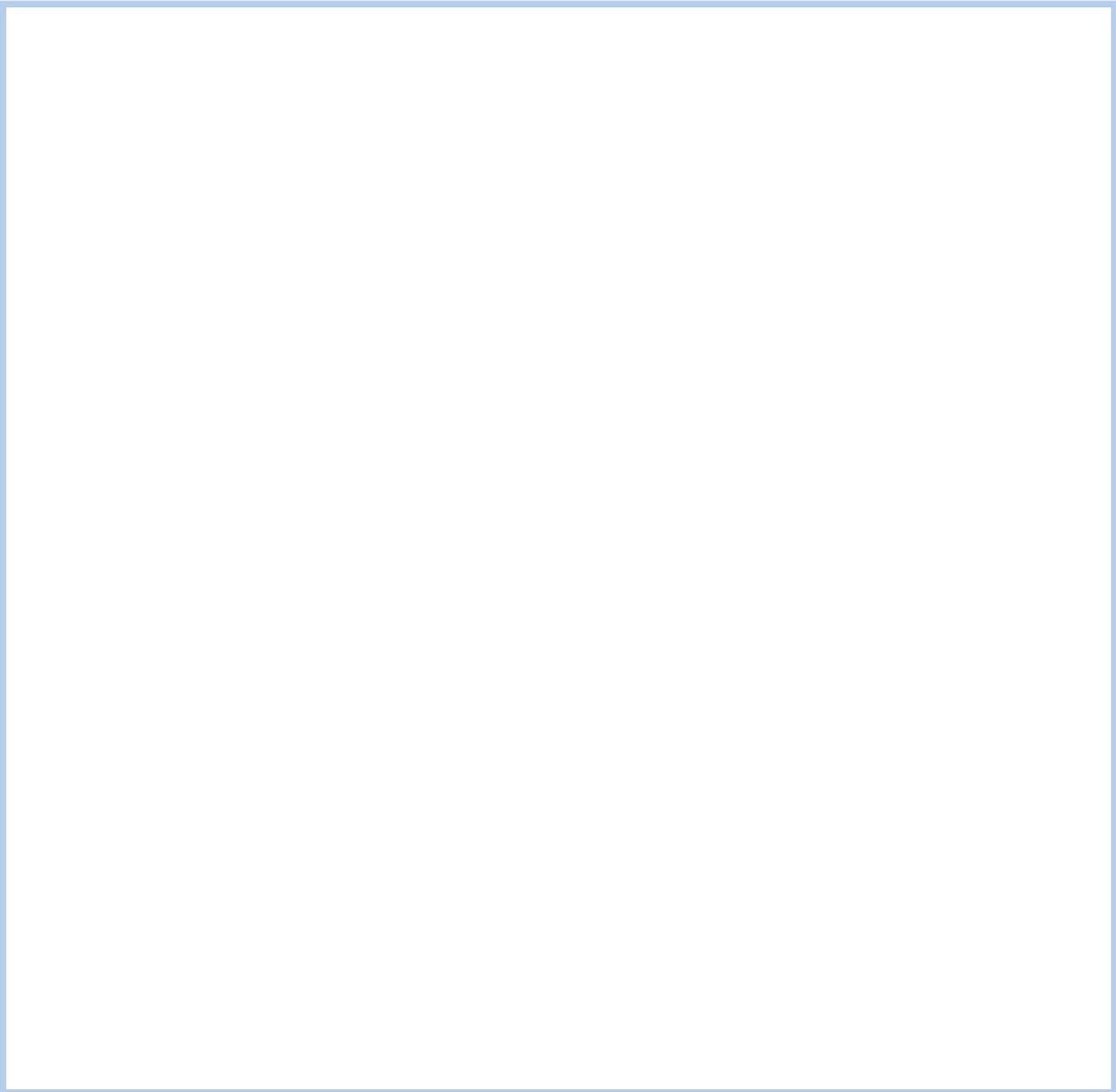
Transport: Warren Street, Great Portland Street and Regents park Zone 1

Our agency are members of Property Mark, Client Money Protection and we hold an account with the Deposit Protection Scheme (ID number 1870974). Our trading name & registered office address is Wellington Estates Property Ltd, WorkLife, 174 Hammersmith Rd, London, W6 7JP company registration number 097780197. We charge no administration fees to tenants.

EPC Rating: C
Council Tax: -



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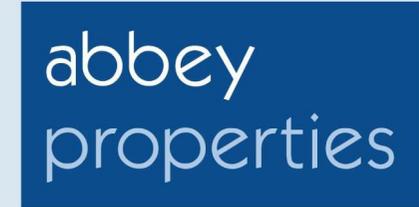
- Newly refurbished spacious apartment
- Wooden floors
- Close to Warren Street, Portland Place and Regents Park tube stations
- Moments from Regents Park
- Two double bedrooms
- Lift
- Plenty of storage



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<i>Very energy efficient - lower running costs</i>			
(92 plus) A		82	<i>Very environmentally friendly - lower CO₂ emissions</i>
(81-91) B			(92 plus) A
(69-80) C	73		(81-91) B
(55-68) D			(69-80) C
(39-54) E			(55-68) D
(21-38) F			(39-54) E
(1-20) G			(21-38) F
<i>Not energy efficient - higher running costs</i>			(1-20) G
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC

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*All Fees stated are inclusive of VAT
 (calculated at 20%)

Referencing Fee: £29.50 per applicant

Inventory/check-in fee: From £120 to £260 (dependent on the size of the property).

Administration fees: £107 per property

Important Notice

In accordance with the Property Misdescriptions Act (1991) we have prepared these particulars as a general guide to give a broad description of the property. They are not intended to constitute or form part of a contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All measurements, photographs, virtual tours, floor plans and distances mentioned are given as a guide and should not be relied on. Details of lease, service charge and ground rent are given as a guide and should be confirmed by your solicitor prior to exchange of contracts. The copyright of these property particulars remain exclusive property of Abbey Properties.