



## 4B Merchant Square, London, W2, W2 1AP

- £1,620 Weekly
- Available Now
- Furnished
- Three double bedrooms
- Two bathrooms
- Approx. 930 sq ft
- Concierge
- Underground parking available
- South facing terrace
- 14th floor with lift

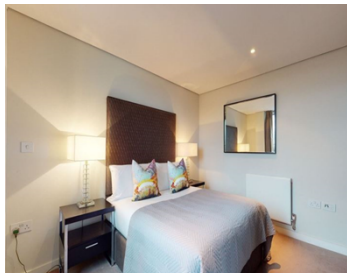
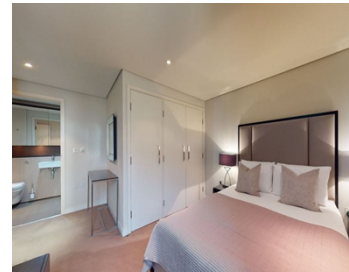
Three double bedroom apartment on 14th floor with an impressive south facing view across London from the large terrace.

Offering over 920 sq ft of internal accommodation, the apartment comprises of three good sized bedrooms, one with en-suite, and a separate family bathroom. It is tastefully furnished however the landlord can be flexible with furniture items to suit as well as flexible tenancy terms which will also be considered subject to offer.

The building further benefits from a concierge team as well as secure underground parking.

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## MANAGEMENT



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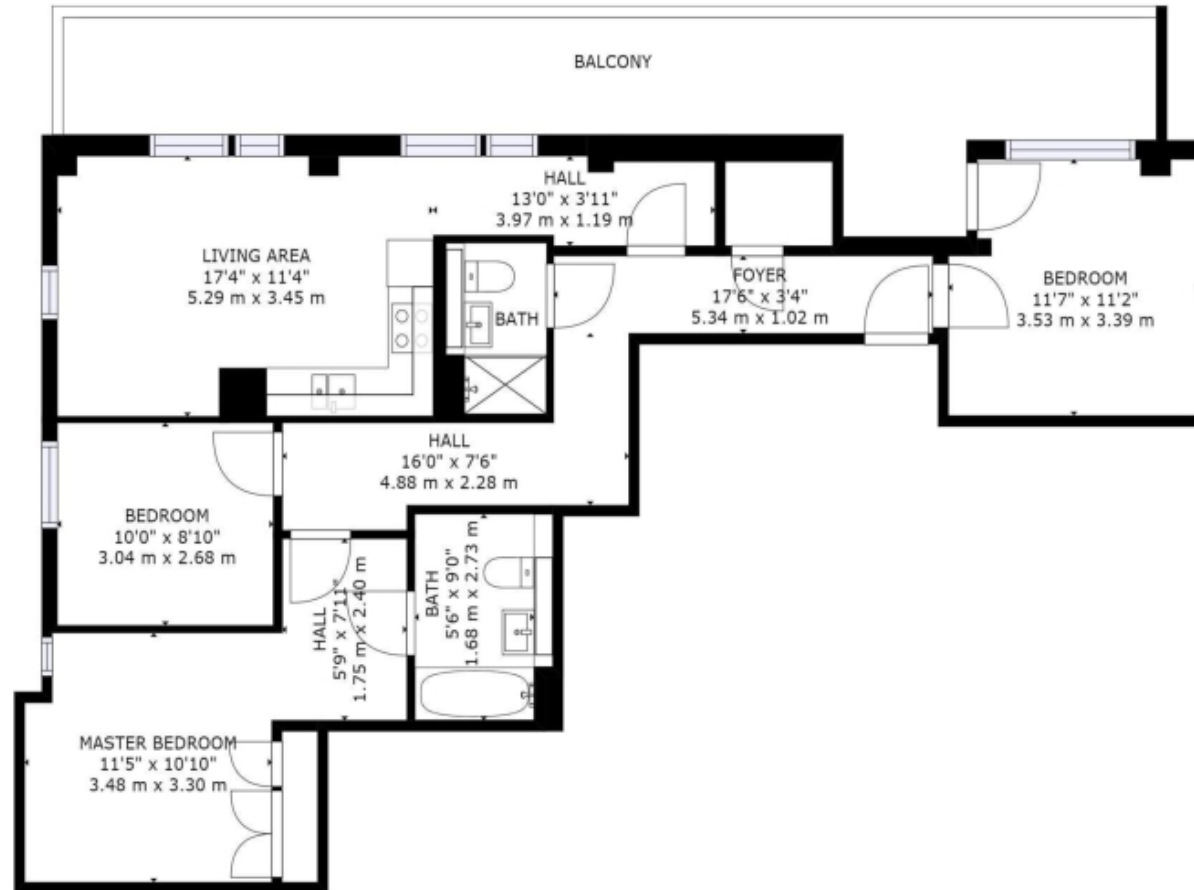
Tyers Yan Management Limited

Berkeley Square House, Berkeley Square, Mayfair, London, W1J 6BD

Company No. 121 074 19

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## MANAGEMENT



### FOURTEENTH FLOOR

GROSS INTERNAL AREA  
FLOOR 1: 923 sq. ft, 86 m<sup>2</sup>, EXCLUDED AREAS:  
BALCONY: 286 sq. ft, 27 m<sup>2</sup>  
TOTAL: 923 sq. ft, 86 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher number the lower your fuel bills are likely to be.

For properties in England and Wales:

the average energy rating is D  
the average energy score is 60