



STURGES
LONDON

West End Gate, London
£7,844 Per month



- Luxuriously Designed
- 2 Bedrooms 2 Bathrooms
- Private Balcony
- 5th Floor
- Open Plan Layout
- Top of the Range Appliances
- Great Transport Links
- Fitted with Comfort Cooling



STURGES
LONDON



Edgware Road, London

This elegant, two-bed two-bath, fifth-floor apartment is designed in a contemporary style with a high-end aesthetic. The open-plan layout provides a sense of spaciousness - the large windows allow an abundance of natural light to flow throughout the living space. The kitchen is fitted with top-of-the-range appliances including oven, induction hob, large fridge-freezer, dishwasher and wine cooler - all stylishly integrated into the composite stone countertops.

Both double bedrooms have ample storage space, with the primary suite featuring a lavish en-suite bathroom plus there is an additional family bathroom for all to use. The entire apartment is fitted with comfort cooling for year-round climate control.

Residents can enjoy the convenience of on-site amenities, including a swimming pool, gym, steam room and sauna, private cinema room, conference facilities and private dining room. 24-hour concierge services ensure round-the-clock security and assistance.

Local Authority:

Council Tax Band: F

Lease: Add text here

Service Charges: Add text here

Ground Rent: Add text here

STURGES
LONDON



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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	

For more information, please contact:

(Tel) 020 3393 2002
(Email) hello@sturgeslondon.co.uk

668 Fulham Road, Parsons Green, London, SW6 5RX

sturgeslondon.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.