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NEW HOMES

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Computer Generated Image

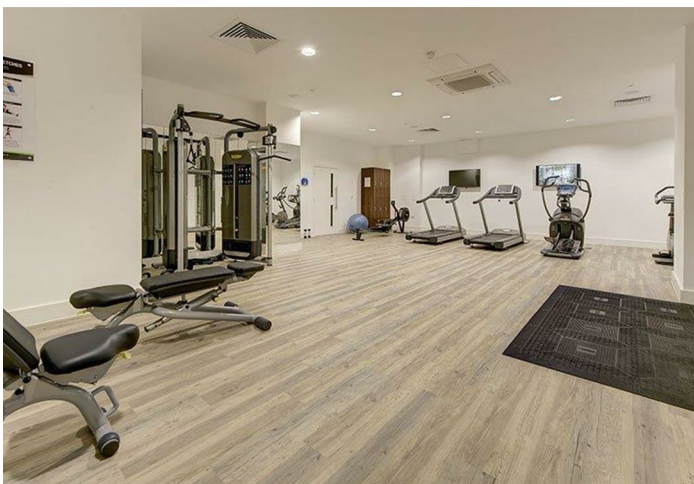


Image of show apartment

Regis Place, Llanvanor Road, London, NW2

A three bedroom, three bathroom penthouse apartment situated in an exciting new development in North West London with stunning views across London offered for sale with 2 parking spaces. The Lexington is a unique collection of beautifully appointed apartments and mews houses in North West London. Every apartment is uniquely crafted with high end kitchen appliances and finishes, and each offers a private balcony or terrace and secure, underground parking. The development provides a concierge service by Harrods Estates Asset Management (subject to contract), communal landscaped gardens and a private residents' gym.

£1,600,000

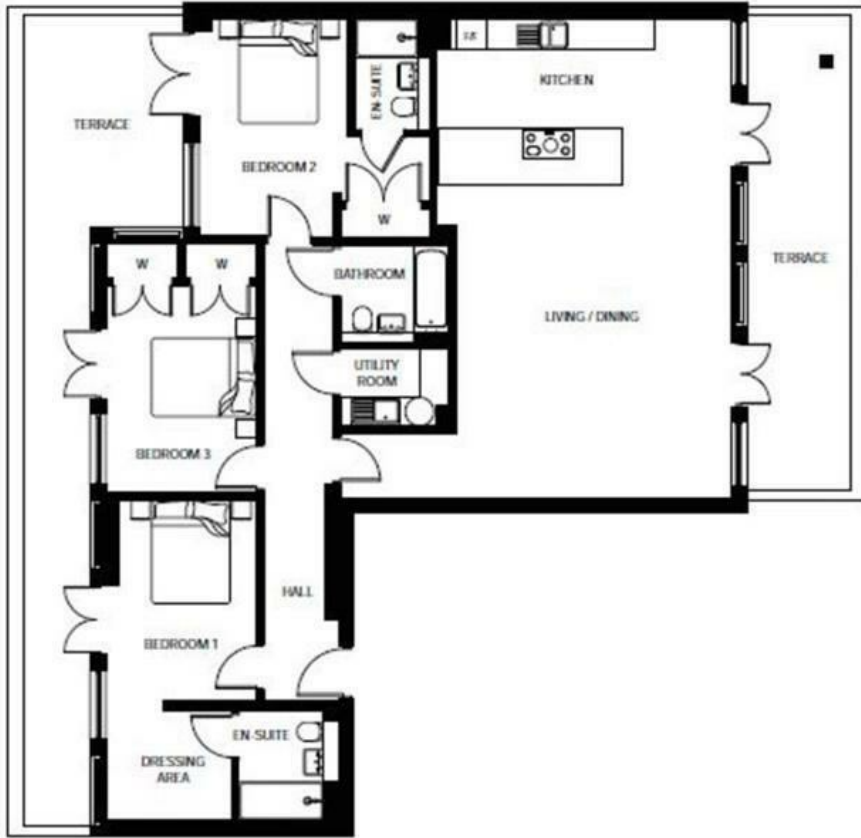


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3 BEDROOM PENTHOUSE | PLOT 54



Key:
 W: Wardrobe
 F/F: Fridge Freezer

THIRD FLOOR

TOTAL AREA: 136.8m² | 1473' sq ft

DIMENSIONS

Kitchen / Living / Dining	7.58m x 9.26m 24'10" x 30'5"	Bedroom 2	4.50m x 4.25m 14'9" x 13'11"
Bedroom 1	2.93m x 6.19m 9'7" x 20'4"	Bedroom 3	2.93m x 4.06m 9'7" x 13'4"

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
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Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

