

Seymour Place, London. W1H

£695 pw | £3,012 pcm Subject To Contract (fees apply)



A spacious and newly neutrally redecorated 2 double bedroom flat on the first floor of this small purpose built 1920's block on Seymour Place, with the benefit of wood floors throughout.

The flat offers a spacious living/dining space, a newly refurbished bathroom and there is also a balcony off the well-appointed kitchen, which quietly over looks Bryanston Mews West.

Reception/dining room

Kitchen

2 double bedrooms

Bathroom

Guest cloakroom

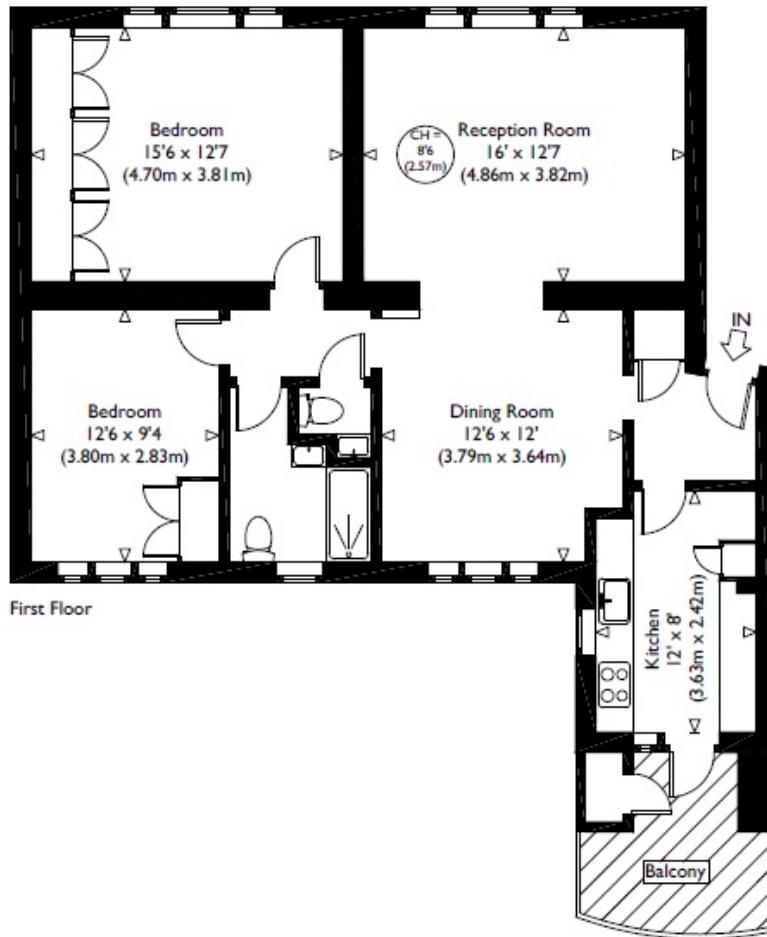
Balcony

McGlashans Property Services
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TEL: 020 7486 6711 . E: lettings@mcglashans.co.uk

VAT Number 523 0666 68

Fees and Charges TENANCY AGREEMENT: £180.00 INDIVIDUAL REFERENCE: £48.00 COMPANY REFERENCE: £48.00 ALL PRICES ARE INCLUSIVE OF VAT @ 20%

Bryan Court



Approximate Gross Internal Floor Area : 950 sq ft / 88.3 sq m (Excluding External Store)
 Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B		83	(81-91) B		85
(69-80) C	74		(69-80) C	72	
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.