

Marconi House, 335 Strand, London, WC2R



Price £1,350 pw

Oudini Estates are delighted to offer a luxuriously designed property arranged as a two bedroom duplex apartment set within Marconi House. Situated on one of London's most exemplary historic addresses, The Strand WC2, the apartment is superbly located moments from Covent Garden and the Royal Opera House, minutes from Theatreland and Leicester Square - and within a mile of London's most exclusive shopping streets.

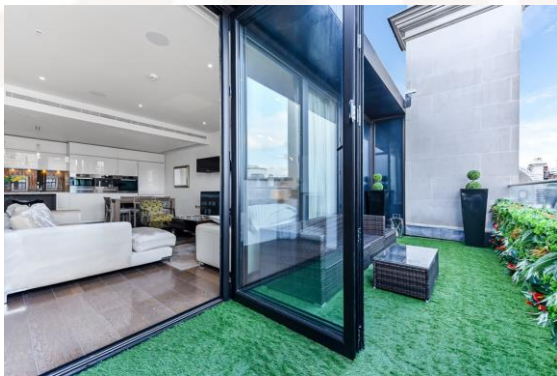
The Property Comprises of two double bedrooms (both carpeted), two bathrooms benefitting from under floor heating, open plan lounge with a generous dining area, a designer open-plan kitchen with stone worktops.

This amazing property further benefits from the latest state-of-the-art home technology.

Marconi House has an impressive reception foyer with a 24 hour concierge desk.

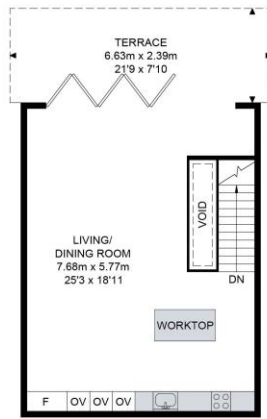
This property benefits from:

- Penthouse
- Two Bedrooms
- One Reception
- Two Bathrooms
- Shower
- Balcony
- Terrace
- Lift

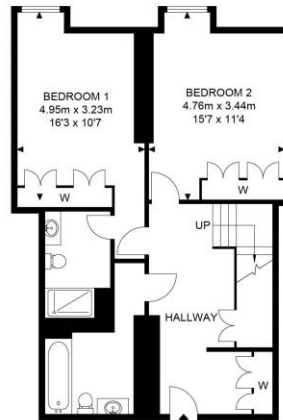




Marconi House



9th Floor



8th Floor



APPROX. GROSS INTERNAL FLOOR AREA 1137.74 SQ FT / 105.7 SQM
APPROX. GROSS EXTERNAL FLOOR AREA 170.06 SQ FT / 15.8 SQM

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximated and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The service, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

© SpacePhoto

Photography and Floor Plan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	80	82
(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 PROPERTY MISDESCRIPTIONS ACT 1991: Any areas, measurements or distances are approximate. Land measurements are provided by the vendor and buyers are advised to obtain verification from their solicitor. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Items shown in the property photographs are not included unless specifically mentioned within the sales particulars although they may be available by separate negotiation. Oudini Estates Ltd cannot verify that the fixtures and fittings, equipment or services are in working order or fit for the purpose and buyers are advised to obtain verification from their solicitor. The tenure of a property is based upon information supplied by the seller and buyers are advised to obtain verification from their solicitor.