



**PICCADILLY, LONDON, W1J**  
£2,500,000

**Carter Jonas**

# PICCADILLY, LONDON, W1J

A newly refurbished 2-bedroom apartment located in a prestigious Grade II listed building, benefiting from uninterrupted views over Green Park. The apartment benefits from lift access and day portage.

This lateral apartment is located on the second floor and boasts a bright reception room overlooking Green Park. The apartment further comprises a master bedroom with built in wardrobes, views over the park and en suite bathroom. A second double bedroom, with separate bathroom and a fully integrated kitchen.

Located on Piccadilly Latymer House overlooks Green Park with transport links include Hyde Park Corner tube station (0.2 miles) for the Piccadilly lines and Green Park tube station (0.3 miles) for the Victoria, Jubilee and Piccadilly lines

**A NEWLY REFURBISHED 2 BEDROOM APARTMENT LOCATED IN A PRESTIGIOUS GRADE II LISTED BUILDING, BENEFITING FROM UNINTERRUPTED VIEWS OVER GREEN PARK. THE APARTMENT BENEFITS FROM LIFT ACCESS AND DAY**



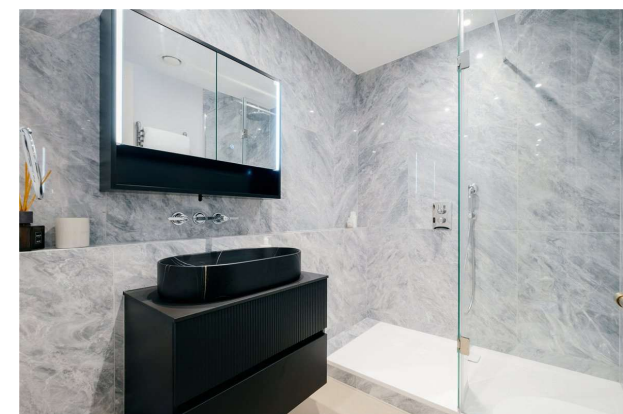
## AMENITIES

- Lift
- Porter
- Long Leasehold
- Park views

**TENURE** Leasehold

**LOCAL AUTHORITY** Westminster City Council

**EPC BAND** B

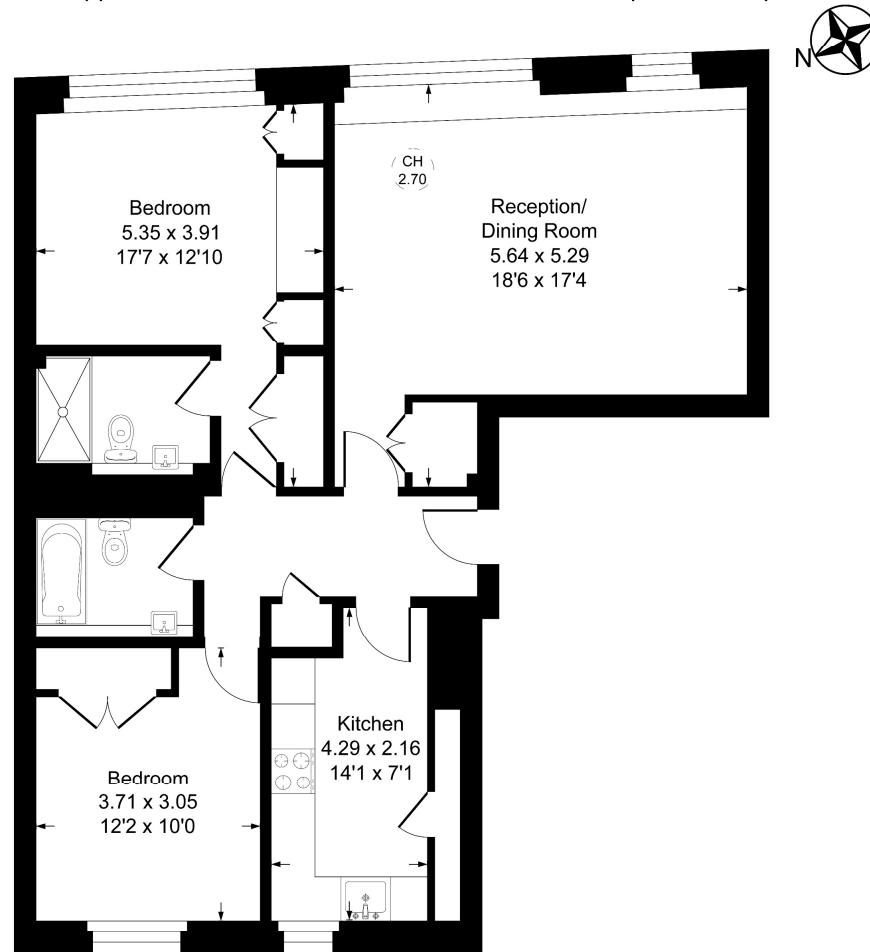


Classification L2 - Business Data



# Piccadilly

Approximate Gross Internal Floor Area = 88.33 sq m / 897 sq ft



Second Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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