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Lessing Building, Heritage Lane, London, NW6

Asking Price £750,000



Set on the seventh floor of a prestigious modern development is this stylish two double bedroom, two bathroom dual aspect apartment, benefiting from a balcony with stunning panoramic views.

This circa 800 square foot luxurious apartment offers a generous open plan kitchen reception room with parquet wood flooring, two double bedrooms, a balcony, and two modern bathrooms as well as ample storage throughout.

Additional benefits to residents living within this development include access to a residents only gym and spa area as well as communal gardens, bike storage and concierge.

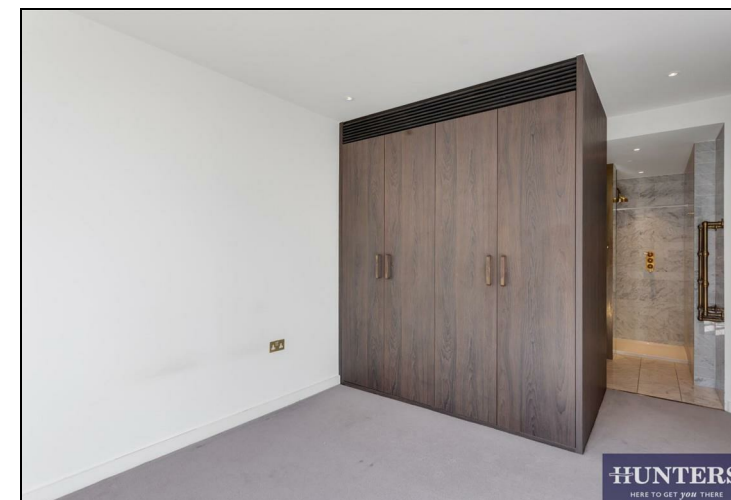
Lessing Building forms part of the highly sought-after West Hampstead Square and is located just yards away from Marks & Spencer's and the local transport links as well as further local amenities that West End Lane has to offer. Transport links bringing you to King's Cross within 15 minutes.

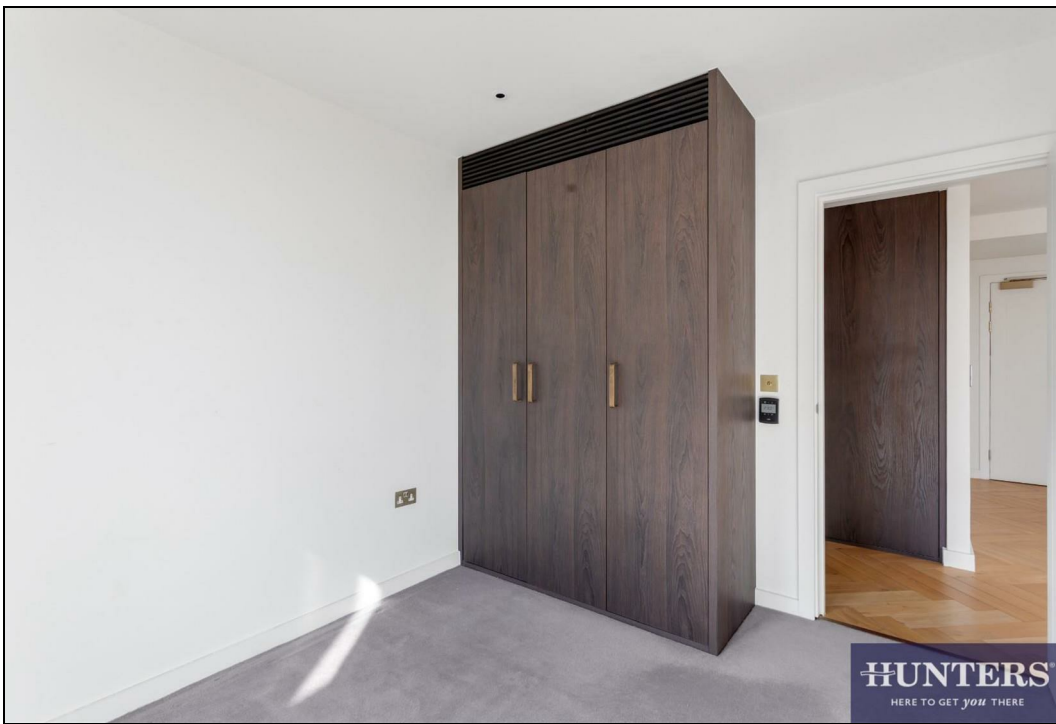
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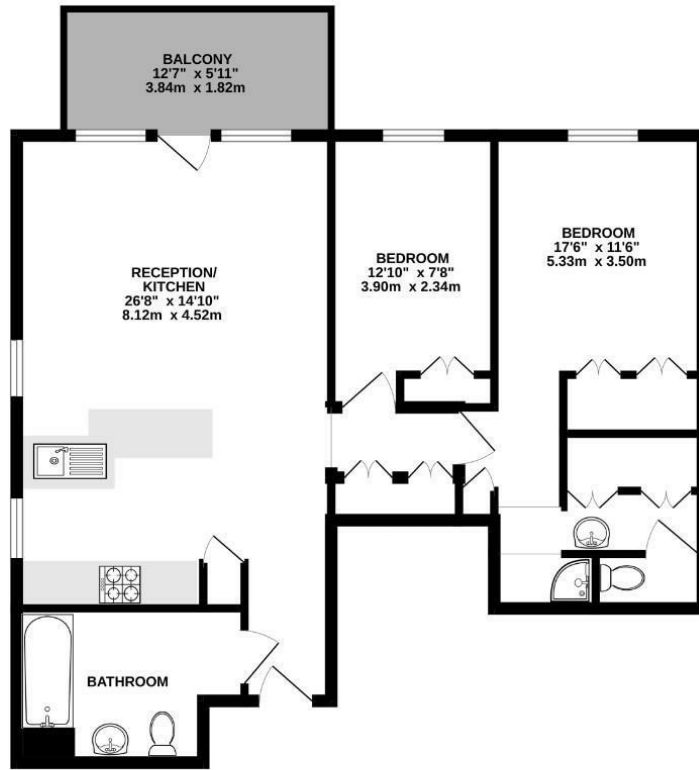
KEY FEATURES

- Two Bedroom Two Bathroom Seventh Floor Apartment
- Highly-desired residential building
 - On-site porter and concierge
 - Children's play area
 - South-West facing balcony
 - Long lease attached
 - Sold chain free
- Excellent transport links from West Hampstead - Jubilee line, Mildmay overground, Thames link

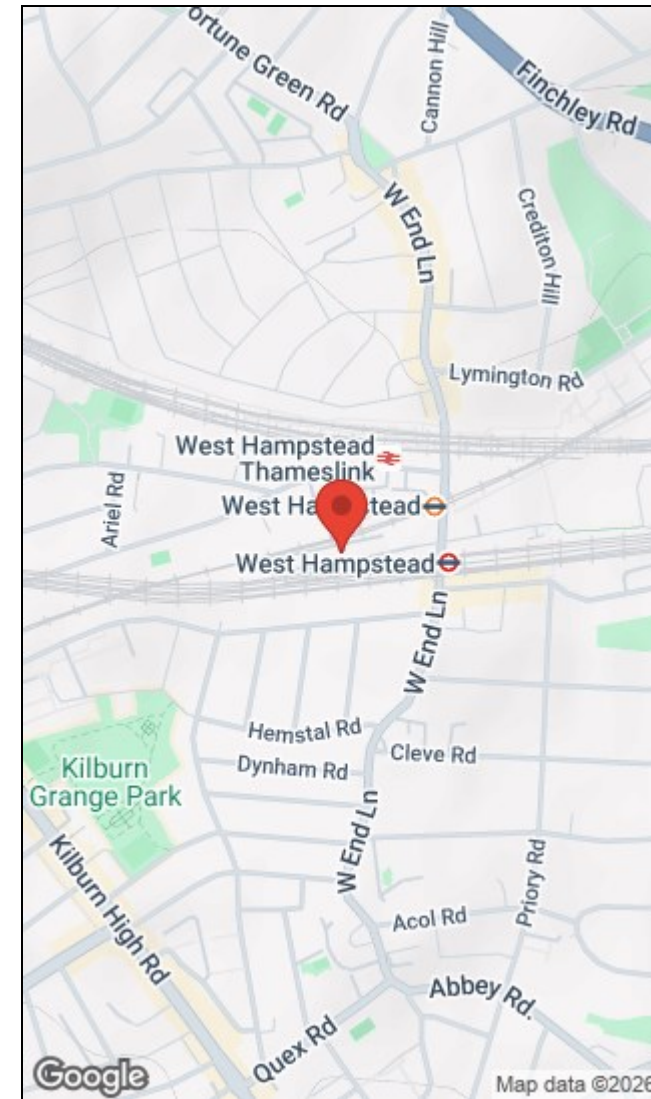




SEVENTH FLOOR
798 sq.ft. (74.1 sq.m.) approx.



TOTAL FLOOR AREA: 798 sq.ft. (74.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the footprint contained here, measurements of floors, windows, doors and any other items are approximate 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 services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropack CO2DR



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(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
	84	84	
England & Wales	EU Directive 2002/91/EC		England & Wales
	EU Directive 2002/91/EC		

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