



Japan Services Rent Ltd

Sales, Lettings & Property Management

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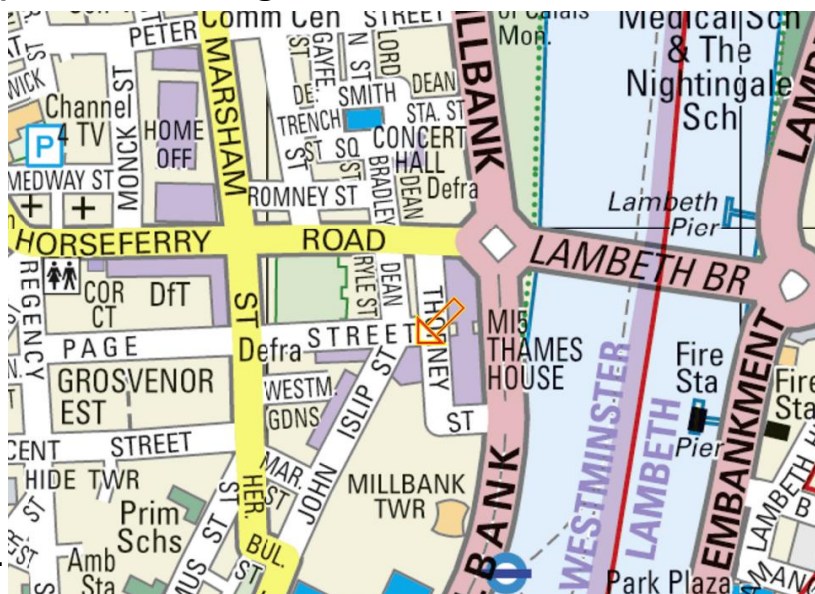


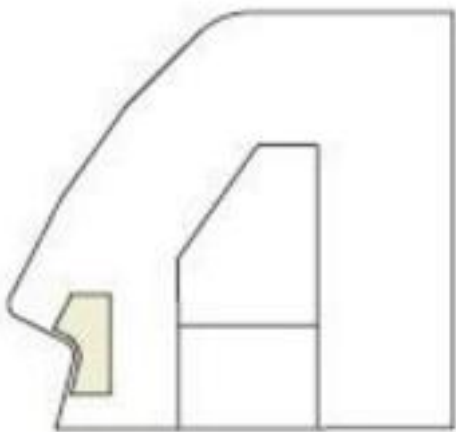
Cleland House, Westminster, SW1 4LN

PRICE: £1,050,000



We are delighted to present to market this luxurious, one bedroom second floor flat in a prestigious development situated in the nations' cultural and economic heartland, the City of Westminster, recognisable worldwide as UK's most sought-after address. Destined to be one of London's premier addresses, Cleland House has the best of everything: from Trafalgar Square's museums and galleries to spectacular nightlife in the form of theatres and fine dining: Westminster alone has 36 Michelin starred restaurants. This spectacular property has been designed by award winning architects - both interiors and exterior match the grand surroundings of their remarkable location and are in keeping with and reflective of the style and luxury expected in a highly desirable building. Facilities such as the 24 hour concierge, sauna, gym, pool and Business suite are all conveniently situated within easy reach of the flat. Kitchen, bathroom, bedroom, as well as living and dining areas - all are designed to deliver a finish that sets a new standard for exclusive London living: the interior is light, open and exquisite and finished in a rich palette of materials of the highest quality.





Living/Dining	9' 7" x 15' 5"	2940mm x 4700mm
Kitchen	9' 9" x 6' 7"	2994mm x 2020mm
Bedroom	12' 8" x 9' 11"	3867mm x 3021mm
Total area	553 sq ft	51.4 sq m

Awaiting EPC

PLEASE NOTE : All property measurements are approximate and have been taken with electronic distance measuring tool into bays and alcoves as appropriate. These particulars do not form part of any offer or contract nor can their accuracy be relied upon by purchaser, who should satisfy themselves by inspection or otherwise. No responsibility can be accepted for any loss of expenses incurred in viewing. Services, heating appliances, any security system and drain systems have not been tested. Particulars of the tenure, Freehold or Leasehold and Ground Rent, Service/Maintenance Charges are All SUBJECT TO CONFIRMATION by the vendor's Conveyances. Internal photographs are reproduced for general information and it must not be inferred that any item shown therein is included with the property