



People Make Places



Duck Lane, Soho W1

1 Bedroom | 409 sq ft

£710 per week





Finished with a contemporary aesthetic, this one bedroom apartment has a striking grey and black colour scheme and stylish fittings. Positioned in Soho, moments from Alan Yau's famous Duck & Rice restaurant, the space is well-proportioned with useful storage. Available early December, unfurnished.

What you need to know

- Studio
- One bathroom
- 2nd floor, walk-up
- Modern
- Period building
- Unfurnished (furniture can be arranged separately)
- Available early December
- Ensuite shower room
- Wooden flooring throughout
- Close to Oxford Circus & Piccadilly tube



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Overview

Overlooking vibrant Berwick Street Market, this one bedroom apartment is in the heart of Soho, a paradise for creatives, culture vultures, foodies and night owls alike. Featuring a modern interior with striking doors painted in a dark grey, the apartment has an open-plan kitchen with smart grey cabinetry and striking black wrought-iron-style radiators. The stylish shower room features black sanitary ware and skinny white kit kat tiles, and the bedroom is positioned at the back of the apartment. Double glazing is fitted for tenant comfort.

Soho is surely the epitome of London life, the beating heart of the West End, a vibrant enclave where history, creativity and a sense of rebellion collide to create a truly original and unrivalled neighbourhood. Globally recognised for its bohemian spirit, Soho has been a haunt for artists, writers, poets and musicians for centuries. Oxford Circus, Tottenham Court Road and Piccadilly Circus Underground stations (serving the Central, Victoria, Bakerloo, Northern, Elizabeth and Piccadilly Lines) are all within walking distance, providing excellent transport links across London.

The apartment is available from early December on an unfurnished basis (furniture can be arranged by separate negotiation). Subject to contract and satisfactory references. Westminster Council tax band: E.

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People Make Places

London is a collection of inspiring urban villages and one of the most exciting places in the world to live, work & play.

We work with both property owners and their occupiers, sharing the story of these vibrant neighbourhoods, conveying the unique soul & energy to future custodians, the people who'll keep them buzzing.

And unlike many real estate businesses we're not just about buildings, because streets & buildings don't make a neighbourhood.

We're about building relationships, because **people make places**.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	89	89
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

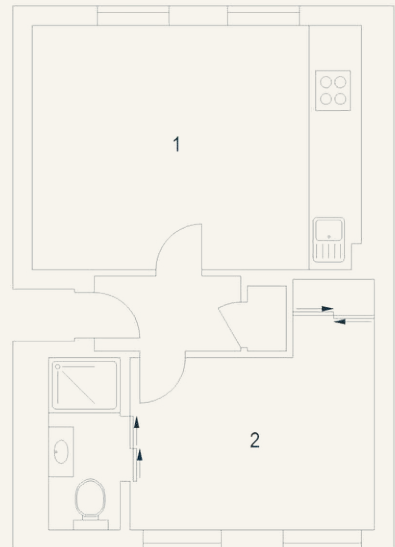
Duck Lane, W1

Approximate Gross Internal Area 38 sq m / 409 sq ft

Second Floor

1 Kitchen /
Reception Room
5.04 x 3.78M
16'6" x 12'5"

2 Bedroom
3.78 x 3.74M
12'5" x 12'3"



Floor Plan produced for Tavistock Bow by Mays Floorplans ©. Tel 020 3397 4594
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tavistockbow

21 New Row, Covent Garden,
London, WC2N 4LE

t: 020 7477 2177
e: hello@tavistockbow.com
w: tavistockbow.com



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