



LONDON'S LARGEST PRIVATE LANDLORD

# **AVAILABLE LETTINGS LIST**

20/09/2016

We currently have properties available in the following postcodes

(Click on the below postcodes to jump to available properties in that area)

W1 W2 NW8 SW10 SW3
W8 W6

# £500 NEGOTIATOR BONUS IF YOU SUCCESSFULLY LET ANY APARTMENT



1 MONTH RENT FREE AT LEXHAM GARDENS\*
\*subject to negotiations

# 59 - 60 Grosvenor Street, Mayfair London W1K 3HZ

Tel: 020 7408 5155

Fax: 020 7408 5166

Log on to <u>www.residentialland.com</u> for floor plans, high quality images and further details.

lettings@residentialland.com

www.residentialland.com

As of 1 February 2016, by listing any of our properties you are agreeing to the following terms and conditions.

# Availability Summary

Price Per Week	Available	Bedrooms	Bathrooms	Postcode	Sq. Footage	Building Name	Main Building Manager	Flat Number / Name	
£480	Now	Studio	1	SW10 0AJ	342	Peony Court Apartments	Call Sasha on 07908 444 783	8	Viev
£560	06 Oct	1	1	W2 1AN	533	Merchant Square	Call Gary on 07973 837 459	208 - Water views	Viev
£580	Now	1	1	W6 0TP	642	Hamlet Gardens	Call Mark Shack on 07908 557 097	56	Viev
£650	04 Oct	1	1	W1J 5NA	427	Hill Street	Call Monika on 07904 866 212	53	Viev
£680	Now	2	1	W6 0TP	542	Hamlet Gardens	Call Mark Shack on 07908 557 097	205A.	Viev
£700	10 Oct	2	1	W1U 5LU	570	Cedar House	Call Sasha on 07908 444 783	11	Viev
£720	Now	2	2	W6 0TP	778	Hamlet Gardens	Call Mark Shack on 07908 557 097	2	Viev
£725	10 Oct	2	1	SW3 6SN	759	161 Fulham Road	Call Sasha on 07908 444 783	9	Viev
£730	Now	2	2	W6 0TP	785	Hamlet Gardens	Call Mark Shack on 07908 557 097	30	Viev
£750	10 Oct	2	1	W8 6JN	651	Somerset Court	Call Sasha on 07908 444 783	13	Viev
£760	Now	2	1	W8 6JN	792	Somerset Court	Call Sasha on 07908 444 783	8	Viev
£770	01 Nov	2	1	SW3 6SH	709	Pelham Court	Call Sasha on 07908 444 783	43	Vie
£770	22 Sep	2	2	SW3 6SH	824	Pelham Court	Call Sasha on 07908 444 783	51	Vie
£775	18 Oct	2	2	SW3 6SH	726	Pelham Court	Call Sasha on 07908 444 783	26	Vie
£835	17 Oct	2	2	SW10 0AJ	649	Peony Court Apartments	Call Sasha on 07908 444 783	20 - Juliet balcony	Vie
£850	Now	2	2	W8 6JN	805	85 Lexham Gardens	Call Sasha on 07908 444 783	4	Vie
£880	Now	3	2	W6 0TP	875	Hamlet Gardens	Call Mark Shack on 07908 557 097	202A	Vie
£880	Now	3	2	W6 0TP	860	Hamlet Gardens	Call Mark Shack on 07908 557 097	204A.	Vie
£950	Now	2	2	W8 6JN	1071	85 Lexham Gardens	Call Sasha on 07908 444 783	1 - Garden	<u>Vie</u>
£1,000	25 Sep	2	1	W1J 5NA	792	Hill Street	Call Monika on 07904 866 212	8	Vie
£1,100	Now	2	2	SW10 0AJ	775	Peony Court Apartments	Call Sasha on 07908 444 783	9 - Courtyard	Vie
£1,195	Now	3	2	W2 1AN	943	Merchant Square	Call Gary on 07973 837 459	209 - Water views	Vie
£1,200	Now	3	3	SW10 0AJ	980	Peony Court Apartments	Call Sasha on 07908 444 783	14 - Penthouse / balcony.	Viev
£1,200	Now	2	2	W8 5EH	1334	Imperial House	Call Sasha on 07908 444 783	2 - Duplex	Vie
£1,300	03 Oct	2	2	W8 5EH	1044	Imperial House	Call Sasha on 07908 444 783	7 - Outside space	Vie
£1,300	Now	2	2	W8 5EH	1021	Imperial House	Call Sasha on 07908 444 783	5 - Outside space	Vie
£1,375	Now	3	2	W2 1AN	1018	Merchant Square	Call Gary on 07973 837 459	1311	Vie
£1,395	Now	3	2	W2 1AN	960	Merchant Square	Call Gary on 07973 837 459	609 - Water views	Vie
£1,400	Now	5	5	NW8 7HY	2503	Strathmore Court	Call Stuart on 07956 546 898	2	Vie
£1,450	Now	5	4	NW8 7HY	1937	Strathmore Court	Call Stuart on 07956 546 898	16	Vie
£1,500	Now	4	4	NW8 7HY	2135	Strathmore Court	Call Stuart on 07956 546 898	Penthouse B	Vie
£1,500	01 Nov	3	4	SW10 0AJ	1270	Peony Court Town Houses	Call Sasha on 07908 444 783	4	Vie
£1,670	Now	3	4	W8 6JN	1444	Somerset Court	Call Sasha on 07908 444 783	4 - Garden	Vie

# NW8

# Strathmore Court, NW8

Prices from £1,400 to £1,500 per week



Strathmore Court is a prestigious Art Deco Mansion block located in one of NW8's premier residential locations, with apartments benefiting from fabulous views over Regent's Park.

The property benefits from a lift, porterage and is close to the myriad of shopping opportunities of the West End.

The building is close to the famous Lords Cricket ground and opposite the beautiful Grade I listed Regent's Park, home to London Zoo. The award winning St John's Wood High Street is a few minutes away, with numerous boutique shops, vibrant bars and high end restaurants.

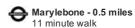
Strathmore Court would be ideally suited to young professionals or students due to its proximity to the West End, as well as a number of top colleges and universities such as London Business School, University of Westminster and the Royal College of Physicians.

All units can benefit from a Westminster parking permit.





St. John's Wood - 0.5 miles Amarylebone - 0.5 miles 9 minute walk



# **Features**









# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
Penthouse B	Now	4	4	6th floor	2135	£1,500	<u>View</u>
2	Now	5	5	5th floor	2503	£1,400	<u>View</u>
16	Now	5	4	1st floor	1937	£1,450	<u>View</u>

# Contact

Stuart 02074 085 155 stuart@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager. 24 hours notice is required on all tenanted apartments for viewings.

# **SW10**

# **Peony Court Apartments, SW10**

Prices from £480 to £1,200 per week



Peony Court is a private, modern, gated development, with secure underground parking, comprising of 12 luxury apartments. Each apartment has been interior designed to the highest specification, using the finest materials and latest "smart home" technology. Luxuries include a Crestron automation system operated by a Residential Land iPad for controlling the Samsung LED Smart TVs, 5.1 surround sound, Blu-ray DVD players, security system including CCTV and alarm, heating and cooling and marble bathrooms with Aqua Vision TVs.

Peony Court is located on the desirable Park Walk (just off the Fulham Road) within an area known as the "Beach", with an array of Art Galleries, artisan shops and restaurants such as Marco Pierre White's "Marco", Café Brazil, Chelsea Kitchen, Gordon Ramsey's Maze Grill, Conran's Bluebird, plus many others.

The Royal College of Art, London Academy of Music and Drama along with the English National Ballet school are within close proximity.

All properties benefit from a Royal Borough of Kensington & Chelsea parking permit.

Pets at landlords discretion.







South Kensington - 0.6 miles 13 minute walk





# **Features**













**Available Properties** 

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
8	Now	Studio	1	Ground floor	342	£480	<u>View</u>
20 - Juliet balcony	17 Oct	2	2	2nd floor	649	£835	View
9 - Courtyard	Now	2	2	Ground floor	775	£1,100	<u>View</u>
14 - Penthouse / balcony.	Now	3	3	2nd floor	980	£1,200	View

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. Porter Harry (1.30-4.30pm) - 07827 354 911 Pets at landlords discretion. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager. 24 hours notice is required on all tenanted apartments for viewings.

# **SW10**

# Peony Court Town Houses, SW10

Prices from £1,500 per week



Peony Court is a private, modern, gated development, with secure underground parking, comprising of 7 town houses. Each apartment has been interior designed to the highest specification, using the finest materials and latest "smart home" technology. Luxuries include a Crestron automation system operated by a Residential Land iPad for controlling the Samsung LED Smart TVs, 5.1 surround sound, Blu-ray DVD players, security system including CCTV and alarm, heating and cooling, marble bathrooms with Aqua Vision TVs, and a garage with utility room.

Peony Court is located on the desirable Park Walk (just off the Fulham Road) within an area known as the "Beach", with an array of Art Galleries, artisan shops and restaurants such as Marco Pierre White's "Marco", Café Brazil, Chelsea Kitchen, Gordon Ramsey's Maze Grill, Conran's Bluebird, plus many others.

The Royal College of Art, London Academy of Music and Drama along with the English National Ballet school are within close proximity.

All properties benefit from a Royal Borough of Kensington & Chelsea parking permit.

Pets at landlords discretion.



Gloucester Road - 0.6 miles 12 minute walk



South Kensington - 0.6 miles 12 minute walk





# **Features**











# Available Properties

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
4	01 Nov	3	4		1270	£1,500	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. Porter Harry (1.30-4.30pm) - 07827 354 911 Pets at landlords discretion. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager. 24 hours notice is required on all tenanted apartments for viewings.



161 Fulham Road, SW3 Prices from £725 per week



A bright and modern building comprising a selection of refurbished apartments with porterage and a lift perfectly located within the heart of Chelsea and fashionable Brompton Cross.

161 Fulham Road is located moments from the fashionable restaurants of South Kensington, Knightsbridge and Sloane Square/Kings Road. The area is a hive of local activity with museums and all the best designer shops including Ralph Lauren, Channel, Joseph and Stella McCartney to name a few.

Transport links are numerous making this a fantastic central London base for professionals or international students.



4 minute walk







# **Features**











# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
9	10 Oct	2	1	3rd floor	759	£725	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. To view the apartments please contact the building manager for access. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. 24 hours notice is required on all tenanted apartments for viewings.



Pelham Court, SW3 Prices from £770 to £775 per week



A selection of stunning apartments located in the sought after location of SW3. Pelham Court offers residents many features associated with a Chelsea lifestyle, including an on-site porter and private communal gardens for sole use of the tenants.

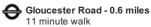
This beautiful Edwardian style mansion block offers light, spacious and modern living accommodation while maintaining many of the classical period features of the building. The apartments are set over 5 floors and are accessed via a lift. The flats can be rented on flexible terms either furnished or unfurnished.

The property is just moments from the fashionable restaurants and designer retail shops of Knightsbridge, South Kensington, Sloane Square and the iconic Kings Road. The area is a hive of local activity with museums such as the Victoria and Albert Museum and the Natural History Museum both within walking distance of Pelham Court. Transport links are numerous making this a superb central London base.





South Kensington - 0.2 miles

















# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
43	01 Nov	2	1	3rd floor	709	£770	<u>View</u>
51	22 Sep	2	2	3rd floor	824	£770	<u>View</u>
26	18 Oct	2	2	1st floor	726	£775	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. To view the apartments please contact the building manager for access. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. 24 hours notice is required on all tenanted apartments for viewings.



# Hill Street, W1 Prices from £650 to £1,000 per week







Hill Street is situated in the heart of Mayfair and number 39 is an Art Deco apartment block comprising a selection of studios, one, two and three bedroom apartments. The apartments provide contemporary living accommodation, lift to all floors and an on-site building manager.

Within close proximity to 39 Hill Street is the restaurant Green House which has two Michelin stars accredited to it. The area also benefits from a number of prep schools and a variety of members clubs.

While retaining a strong local community feel, Mayfair has been one of London's finest residential areas since the 18th century and has attracted a number of exclusive shops and world famous restaurants, such as Scotts, Sexy Fish, C London and Claridges. The countless number of luxurious shops includes Fortnum and Mason, Selfridges and Fenwicks as well as individual boutiques such as Victoria Beckham, Chanel, Gucci and renowned celebrity tailors on historic Savile Row. The building is also within walking distance of historic Bond Street, Burlington Arcade and well respected auction houses, such as Bonhams and Phillips.

The fine architecture and village atmosphere that Mayfair has to offer makes it a great place to live.

# Prices from:

1 bed - from £530 per week

2 bed - from £600 per week

3 bed - from £750 per week





# **Features**













N. SHOPS

# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
53	04 Oct	1	1	5th floor	427	£650	<u>View</u>
8	25 Sep	2	1	Ground floor	792	£1,000	<u>View</u>

# Contact

Monika 020 7493 7987 monika@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. To view the apartments please contact Monika for access. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. 24 hours notice is required on all tenanted apartments for viewings.



Cedar House, W1 Prices from £700 per week



Cedar House has kept its beautiful original Victorian façade and comprises a selection of modern newly decorated apartments in the heart of Marylebone.

Situated directly off Marylebone Road and Marylebone High Street, Cedar House is ideally located to enjoy the many highlights that Marylebone has to offer, including a number of fantastic restaurants, pubs and bars as well as a range of high end, boutique shops on Marylebone High Street. The launch of The Chiltern Fire House in the neighbourhood, with its popularity amongst celebrities, has made Marylebone the recent 'in' place to be.

Many local attractions include Madame Tussauds, The Wallace Collection and The Sherlock Holmes Museum. Grade I listed Regents Park is also close by where London Zoo is based.

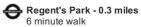
These apartments are ideal for professionals and students alike with many places of higher education close to hand, to include The University of Westminster, University of London, Slade School of Fine Art and the British American Collage London.

Cedar House is located just to the west of the award winning Marylebone High Street and immediately south of Marylebone Road and Regent's Park. The nearest underground station is Baker Street, which is served by the Jubilee, Bakerloo and Hammersmith and City lines and Regent's Park, which is served by the Bakerloo line.

Pets at landlords discretion.



Baker Street - 0.2 miles 4 minute walk





#### **Features**







# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
11	10 Oct	2	1	2nd floor	570	£700	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. Pets at landlords discretion. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager.24 hours notice is required on all tenanted apartments for viewings.



# Merchant Square, W2

Prices from £560 to £1,395 per week







4B Merchant Square is located waterside, in the newly developed Paddington Basin. This contemporary block comprises 60 luxury 1, 2, 3 and 4 bedroom apartments set over 15 storeys, many of them with canal views. This central location is close to Oxford Street, Connaught Village and historic Hyde Park.

This prestigious waterside building benefits from private underground parking spaces, 24 hour concierge service and round the clock security, as well as penthouses and apartments refurbished in a chic, contemporary style with high specification amenities and furnishings. All the apartments benefit from comfort

Residential Land also offer exclusive deals and discounts in local restaurants and gyms specifically to 4B Merchant square tenants. Please contact the building manager for more information.

# Prices from:

1 bed - from £480 per week 2 bed - from £750 per week 3 bed - from £925 per week

4 bed - from £1,750 per week

Contact us for more information.





# **Features**















# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
208 - Water views	06 Oct	1	1	2nd floor	533	£560	<u>View</u>
209 - Water views	Now	3	2	2nd floor	943	£1,195	<u>View</u>
1311	Now	3	2	13th floor	1018	£1,375	<u>View</u>
609 - Water views	Now	3	2	6th floor	960	£1,395	<u>View</u>

# Contact

Gary 07973 837 459 gary.irwin@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available flat let in this building. To view the apartments please contact Gary for access. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Residential Land also offer exclusive deals and discounts in local restaurants and gyms specifically to 4B Merchant square tenants. Please contact the building manager for more information. 24 hours notice is required on all tenanted apartments for viewings.



#### Hamlet Gardens, W6 Prices from £580 to £880 per week



Hamlet Gardens, situated opposite Ravenscourt Park is a highly sought after location in W6, within walking distance of Ravenscourt Park tube and within Westcroft Square conservation area. Hamlet Gardens comprises beautiful and sympathetically restored red brick Victorian mansion blocks that contain luxury apartments of varying sizes - 1, 2 and 3 bedrooms, some benefiting from park

All the apartments have recently been refurbished and are available to rent on

Each individual block has it's own security as well as an on-site building

OFFER: Sign up for a 12 month tenancy and only pay for 11 months. Contact us for more information.



Ravenscourt Park - 0.2 miles Hammersmith - 0.5 miles



10 minute walk





# **Features**













# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
56	Now	1	1	1st floor	642	£580	<u>View</u>
205A.	Now	2	1	1st floor	542	£680	<u>View</u>
2	Now	2	2	Ground floor	778	£720	<u>View</u>
30	Now	2	2	2nd floor	785	£730	<u>View</u>
202A	Now	3	2	Lower ground floor	875	£880	<u>View</u>
204A.	Now	3	2	1st floor	860	£880	<u>View</u>

# Contact

Mark Shack 020 7408 5169 mark.shack@residentialland.com

# **Agent Notes**

 $\pounds 500$  Negotiator Bonus available for every let on this building. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager. Main door code: 40030 24 hours notice is required on all tenanted apartments for viewings.



# Somerset Court, W8

# Prices from £750 to £1,670 per week



Somerset Court comprises two adjoining Victorian white stucco fronted properties that have been converted into 14 apartments.

Close to High Street Kensington and Holland Park, the newly re-decorated apartments benefit from a lift and lots of natural light with some apartments benefiting from use of a beautiful south facing landscaped garden.

Somerset Court is equidistant to High Street Kensington and Gloucester Road tube stations. The property is within a 5 minute walk to beautiful Holland Park and Kensington Palace Gardens and is also close to Museum Mile where the Natural History, Science and world renowned Victoria and Albert Museums are located.

Pets at landlords discretion.









#### **Features**









# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
13	10 Oct	2	1	5th floor	651	£750	<u>View</u>
8	Now	2	1	2nd floor	792	£760	<u>View</u>
4 - Garden	Now	3	4	Ground floor	1444	£1,670	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

£500 Negotiator Bonus available for every let on this building. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager 24 hours notice is required on all tenanted apartments for viewings.



# 85 Lexham Gardens, W8

Prices from £850 to £950 per week



Lexham Gardens is a period stucco fronted building comprising of 7 selfcontained apartments.

Close to High Street Kensington and Holland Park, the newly re-decorated apartments benefit from a lift and lots of natural light with some benefiting from a beautiful south facing rear garden.

Located within a 15-minute walk away is the greenery of Kensington Gardens, where you will find Kensington Palace. In the heart of stylish Kensington, and situated just off the Museum Mile, which includes the Natural History, Science and V&A Museums and a 5-minute walk from Earl's Court and Olympia as well as the exclusive shops of High Street Kensington.

Pets at landlords discretion.









# **Features**









# **Available Properties**

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
4	Now	2	2	2nd floor	805	£850	<u>View</u>
1 - Garden	Now	2	2	Ground floor	1071	£950	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

1 MONTH RENT FREE - subject to negotiation £500 Negotiator Bonus available for every let on this building. Pets accepted at landlords discretion. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager.24 hours notice is required on all tenanted apartments for viewings.



# Imperial House, W8

# Prices from £1,200 to £1,300 per week



Imperial House is located on Young Street in prime Kensington W8. This modern building comprises 11 luxury one, two and three bedroom, air-conditioned apartments, some with terraces. The building benefits from a lift, on-site porterage and a dedicated building manager.

The entrance hall has recently been refurbished by our in-house interior design team giving it a modern, stylish and welcoming feel.

Young Street is in the heart of W8, opposite Kensington Palace and Gardens, just off Kensington High Street which has a wide selection of shops, restaurants, pubs/ bars and its own tube station.



A High Street Kensington - 0.1 miles Gloucester Road - 0.6 miles 2 minute walk



11 minute walk





# **Features**















**Available Properties** 

Name	Available	Bedrooms	Bathrooms	Floor	Sq. Foot	Price/week	View online
2 - Duplex	Now	2	2	Ground floor	1334	£1,200	<u>View</u>
5 - Outside space	Now	2	2	2nd floor	1021	£1,300	<u>View</u>
7 - Outside space	03 Oct	2	2	3rd floor	1044	£1,300	<u>View</u>

# Contact

Sasha 07908 444 783 sasha@residentialland.com

# **Agent Notes**

 $\pounds 500$  Negotiator Bonus available for every let on this building. One month rent free period for apartment 2 ONLY. Porter Harry (8.30-12.30pm) - 07827 354 911 To view the apartments please contact Sasha or Harry for access. If you are unable to reach the building manager, please contact the Lettings team on 020 7408 5156. Master Key Available - to pick one up, you will need to provide ID AND a business card to the building manager. 24 hours notice is required on all tenanted apartments for viewings.