



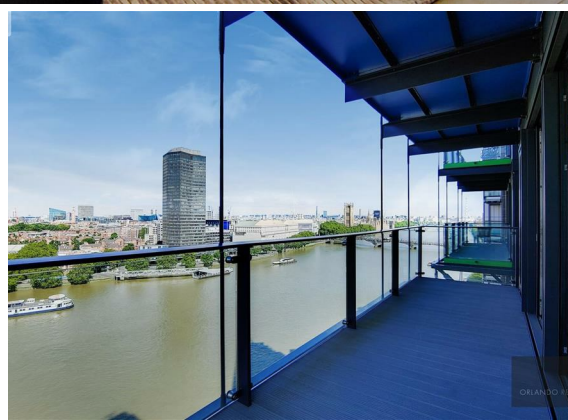
**3 Bed
Apartment
located in**

£8,600 PCM

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LONDON



Merano Residences, SE1

CAPTURE DATE 17/07/2020 LASER SCAN POINTS 265,871,237

GROSS INTERNAL AREA

239.51 sqm / 2578.06 sqft

DIRECTIONS

CONTACT

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— Fourteenth Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
239.51 sqm / 2578.06 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
221.78 sqm / 2387.22 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
37.81 sqm / 406.98 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.8m
0.00 sqm / 0.00 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPWS 3B RESIDENTIAL 277.79 sqm / 2983.65 sqft
IPWS 3C RESIDENTIAL 260.65 sqm / 2805.61 sqft

Spec ID: 5F04aa204a34a7613fa8143

Energy Efficiency Rating

