



Cassini Apartments, Cascade Way, White City, W12

Asking Price: £1,200,000

 Benham
& Reeves

Cassini Apartments, Cascade Way, White City, W12

 2 Bedroom (s)  2 Bathroom (s)  Leasehold

Spanning a generous 984 square feet (approximately), this two bedroom, two bathroom apartment offers an array of modern conveniences and is finished to the highest standard. Notable features include an expansive open-plan kitchen/living area with integrated Miele appliances and a breakfast bar. The two sizable double bedrooms, one en-suite, come with built-in wardrobes, and the primary bedroom offers direct access to the wraparound balcony, providing unparalleled views. Additional features include comfort cooling in all habitable rooms and underfloor heating throughout.

Residents can enjoy the most extensive private residents' facilities in London. Home Club with 24-hour concierge, swimming pool with sun terrace, therapeutic hydro-pool, fully equipped gym with rooms for personal training and classes, treatment and massage rooms, dining room and private kitchen, two 12-seat private cinemas, business lounge, meeting rooms, Residents' Club lounge, café and entertainment suite.

The property is ideally located close to the open spaces of Holland Park & Shepherd's Bush Green. Transport links include White City & Wood Lane stations (Central, Circle and Hammersmith & City – Zone 2) and White City bus station, all within walking distance of the development.



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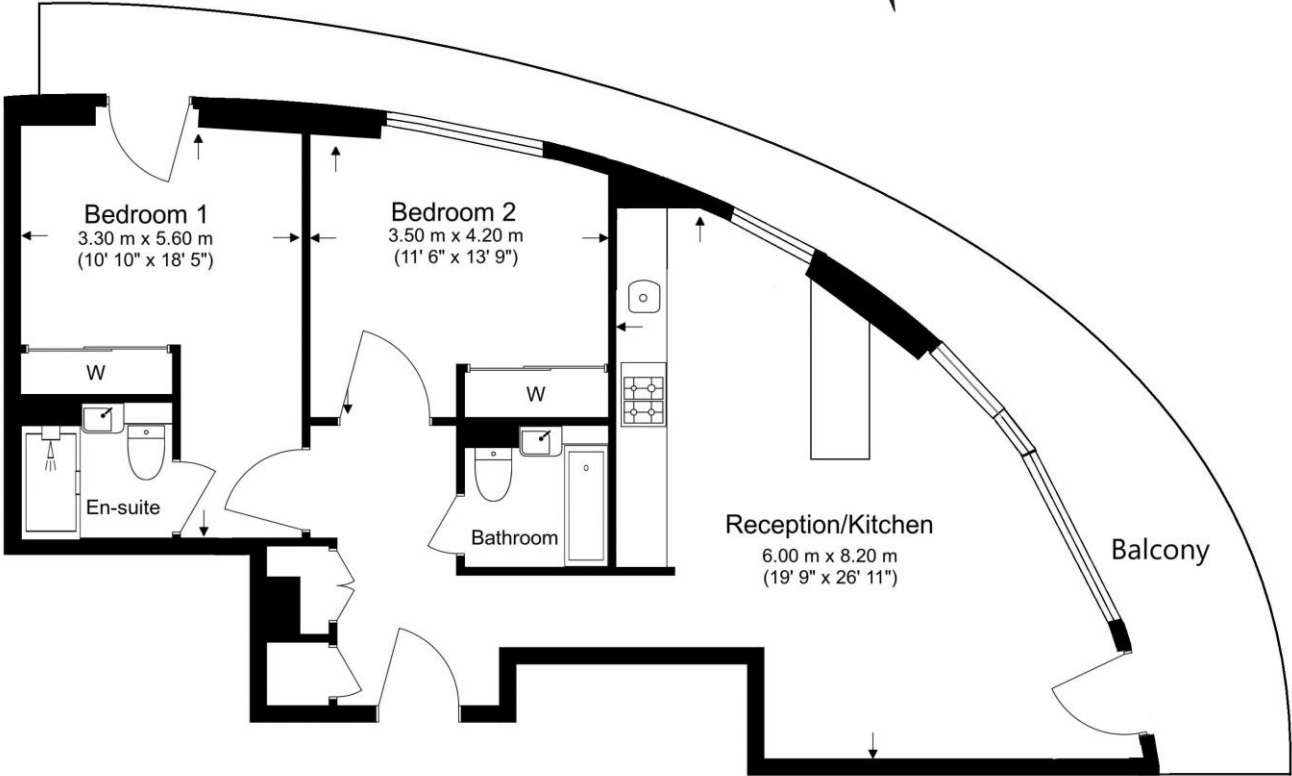
Property Features:

- Two Bedrooms
- Two Bathrooms
- 984 Square Feet (Approx.)
- 12th Floor
- Wrap-Around Balcony
- Concierge
- Residents Gym
- Swimming Pool
- White City and Wood Lane Underground Stations (Zone 2)

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Total Gross Internal Area
91.4 Sq/m - 984 Sq/ft



Score	Energy rating	Current	Potential
92+	A		
81-91	B	86 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£1,200,000
Tenure:	Leasehold Expires 01/01/3018 Approximately 991 Years Remaining
Ground Rent:	Peppercorn
Service Charge:	£7,521.00 (per annum) for the year 2026, including the car park service charges
Anticipated Rent:	£4,350.00 pcm Approx. 4.4% Yield

Viewings:

All viewings are by appointment only through our White City Office.

Our reference: NIN250194

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