

URBAN NEST ESTATES

PORTFOLIO NO. 06 · LONDON NW1

— A RESIDENCE IN LONDON

Miles Edgware

2

A two-bedroom apartment moments from Edgware Road and Marylebone, two minutes from four tube lines. Sleeps four.

THE APARTMENT

Two minutes to *four tube lines*



Step out onto Edgware Road and London's energy is immediate: cafés, late-night eateries and one of the city's best Middle Eastern dining strips. Step back inside and the apartment is calm and stylish, with natural light, blackout blinds and a dedicated workspace.

This is one of two apartments we run in the same period building on Edgware Road — the other, Miles Edgware 1, sleeps four more, so the two together suit a group of up to nine travelling as one party. This apartment has its own entrance and keys. Please note there is no lift in the building.

2

BEDROOMS

1

BATHROOM

4

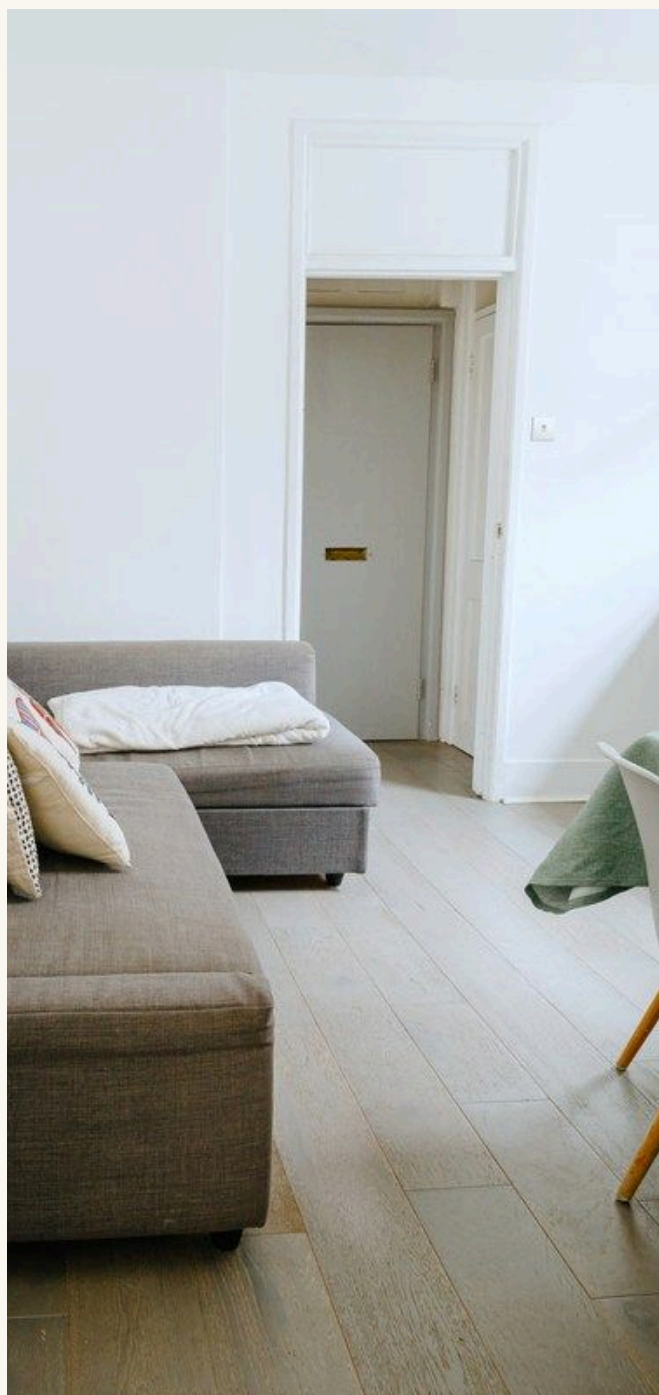
GUESTS

2 min

TO EDGWARE ROAD

LIVING AREA

An open plan living and kitchen area in a *period mansion block*, with comfortable seating and a dedicated workspace.



OPEN PLAN · PERIOD FEATURES

BEDROOMS

Two bedrooms dressed in soft, neutral tones *with fresh linen and blackout blinds.*



TWO BEDROOMS · SLEEPS FOUR

KITCHEN

An open plan kitchen with a Nespresso machine, full cookware and a breakfast bar.



OPEN PLAN

BATHROOM

A modern split
bathroom serving both bedrooms.



MODERN SPLIT BATHROOM

AMENITIES

Refined comforts *throughout.*

Comfort & technology

- Fast Wi-Fi
- Smart TV
- Dedicated workspace
- Blackout blinds
- Central heating

Welcome & wellbeing

- Fresh towels and bed linen
- Shampoo and body wash
- Hairdryer
- Professional clean before every stay

Kitchen & household

- Open plan kitchen
- Nespresso coffee machine
- Washer dryer
- Full cookware and tableware
- Iron and ironing board

Services & security

- Guest verification before arrival
- Smoke and carbon monoxide alarms
- Noise monitoring
- Sister apartment available next door
- Public car parks nearby, with on-street parking where council permits allow

THE LOCATION

Marylebone, NW1.

Underground & onward travel

Edgware Road	<i>2 min walk</i>
Four lines: Central, Circle, District, Hammersmith & City	<i>direct</i>
Paddington	<i>5 mins</i>
Heathrow Express from Paddington	<i>direct</i>
Marylebone	<i>walking distance</i>

Neighbourhood

Edgware Road restaurant strip	<i>steps away</i>
Little Venice canals	<i>short walk</i>
Oxford Street	<i>15 min walk</i>
Regent's Park	<i>15 min walk</i>
Lord's Cricket Ground	<i>10 min walk</i>
Hyde Park and Paddington Basin	<i>nearby</i>



Professional London serviced accommodation

Urban Nest Estates is a professional serviced accommodation operator, managing a curated portfolio of designer apartments across London's most sought-after neighbourhoods. Our focus is simple: hotel-level service and consistency, delivered in private, residential spaces.

IDEAL FOR

- Families and groups travelling with the sister apartment, Miles Edgware 1
- Business travellers
- Guests who want Middle Eastern dining on the doorstep
- Visitors arriving at Paddington or Heathrow
- Longer stays

RESERVE YOUR STAY

Enquire directly for
preferred rates.