



JEREMY JAMES

MARYLEBONE STREET, MARYLEBONE VILLAGE, LONDON W1



PRICE
£895,000

TENURE
Leasehold - 43 Years

SERVICE CHARGE
£3,749 per annum

GROUND RENT
£200 per annum

LOCAL AUTHORITY
City of Westminster

COUNCIL TAX BAND
F



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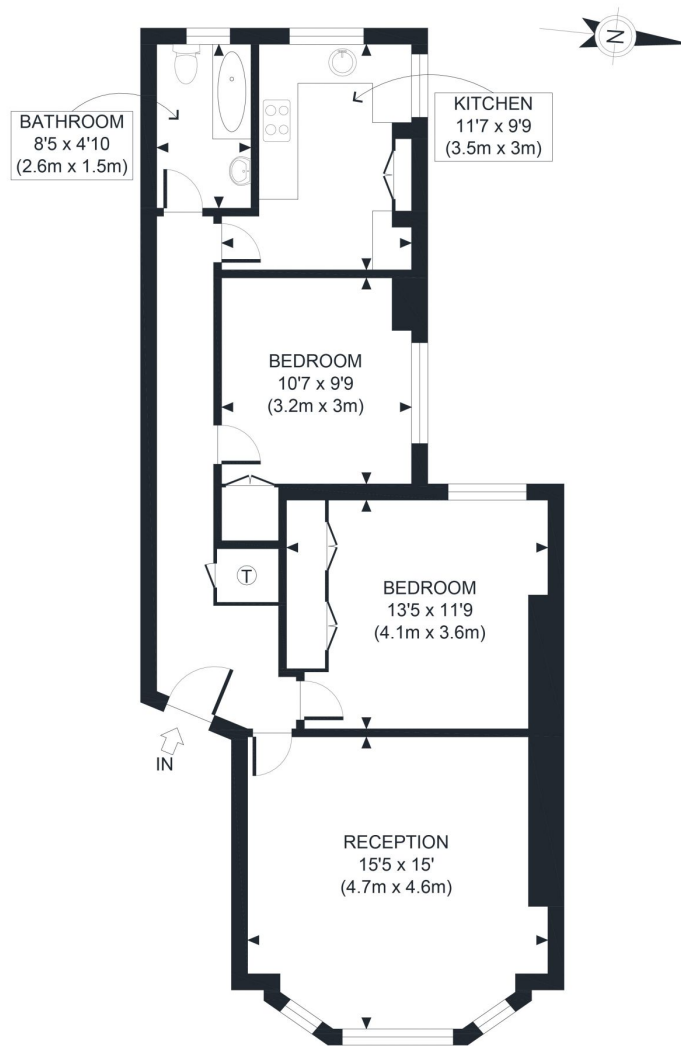


DESCRIPTION

The building is located on the west side of Marylebone Street close to the junction with Weymouth Street. The building benefits from a communal garden. Bond Street and Baker Street underground stations together with the shopping facilities of Marylebone High Street are within close proximity. The open spaces of Regents Park are also nearby. Resident parking permit available subject to necessary consent.

AMENITIES

- 2 Bedrooms
- Passenger Lift
- Caretaker
- Independent gas central heating
- Access to communal gardens



SECOND FLOOR
 GROSS INTERNAL
 FLOOR AREA 761 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 761 SQ FT / 71 SQM

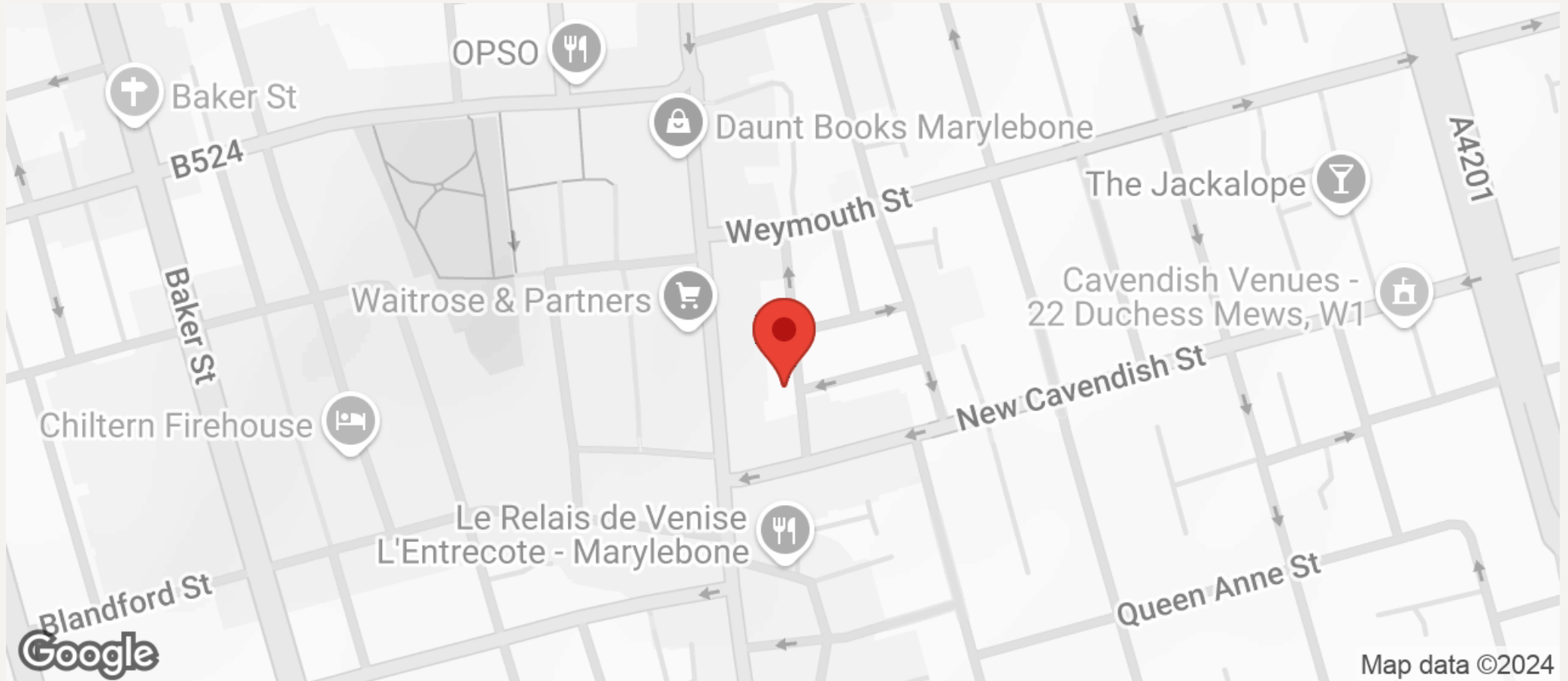
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Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation



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All negotiations are subject to contract. The Agents are not authorised to make or accept any contractual offer unless prior written notification to the contrary has been given on behalf of the client. In no other case whatsoever are the Agents (or any employee or sub-agent) authorised to make or give any representation or warranty on behalf of any party, and whilst information and particulars are given in all good faith intending purchasers and lessees must satisfy themselves independently as to the accuracy of all matters upon which then intend to rely. Measurements or distances referred to are approximately only. We have not carried out a survey or tested the services, appliances or specific fittings.

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