



JEREMY JAMES

HARLEY STREET, MARYLEBONE VILLAGE, LONDON W1



PRICE

£1,950,000

TENURE

Leasehold - 120 Years

SERVICE CHARGE

Approx £10,864 per annum

LOCAL AUTHORITY

City of Westminster

COUNCIL TAX BAND

G

33 New Cavendish Street
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DESCRIPTION

The apartment is approximately 1,104 sq ft (103 sq m), this well-presented apartment is situated on the fourth floor and is served by a passenger lift. The accommodation comprises an entrance hall, a bright reception room, a fitted kitchen, three double bedrooms with built-in storage, including a principal bedroom with an en-suite bathroom. The third bedroom is currently configured as a dining room, a separate shower room, and the added benefit of air conditioning. Further benefits include an underground parking space, a resident porter, and access to communal gardens.

The building is located on the West side of Harley Street close to the junction with Queen Anne Street. Queen Anne Street is located moments away from the shopping facilities of Marylebone High Street. Bond Street and Oxford Circus Underground stations, together with access to the A40/M40, are within close proximity. The open spaces of Regent's Park are also nearby.

AMENITIES

Three Bedrooms

Two Bathrooms

Resident Porter

Garage

Fourth Floor with Lift

Communal Gardens

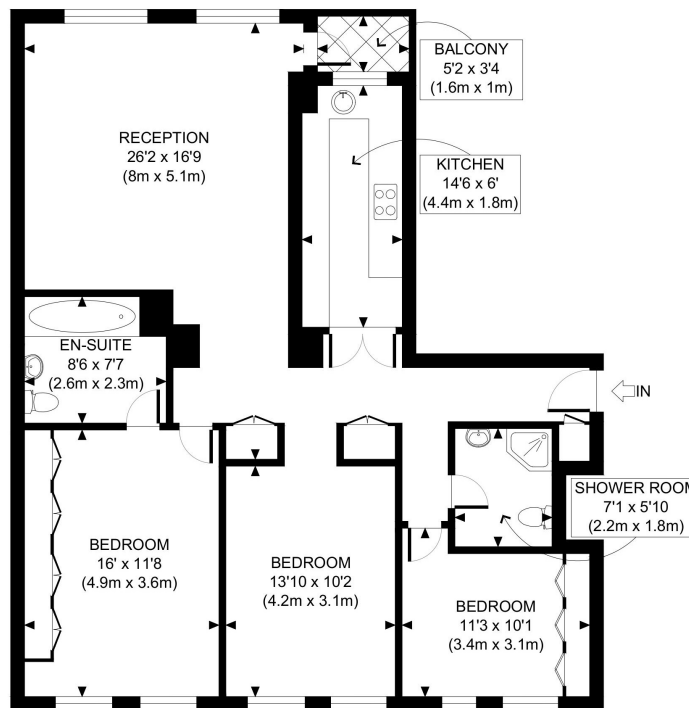
Air Conditioning

Moments from Marylebone High Street

EPC: C

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FOURTH FLOOR
GROSS INTERNAL
FLOOR AREA 1104 SQ FT



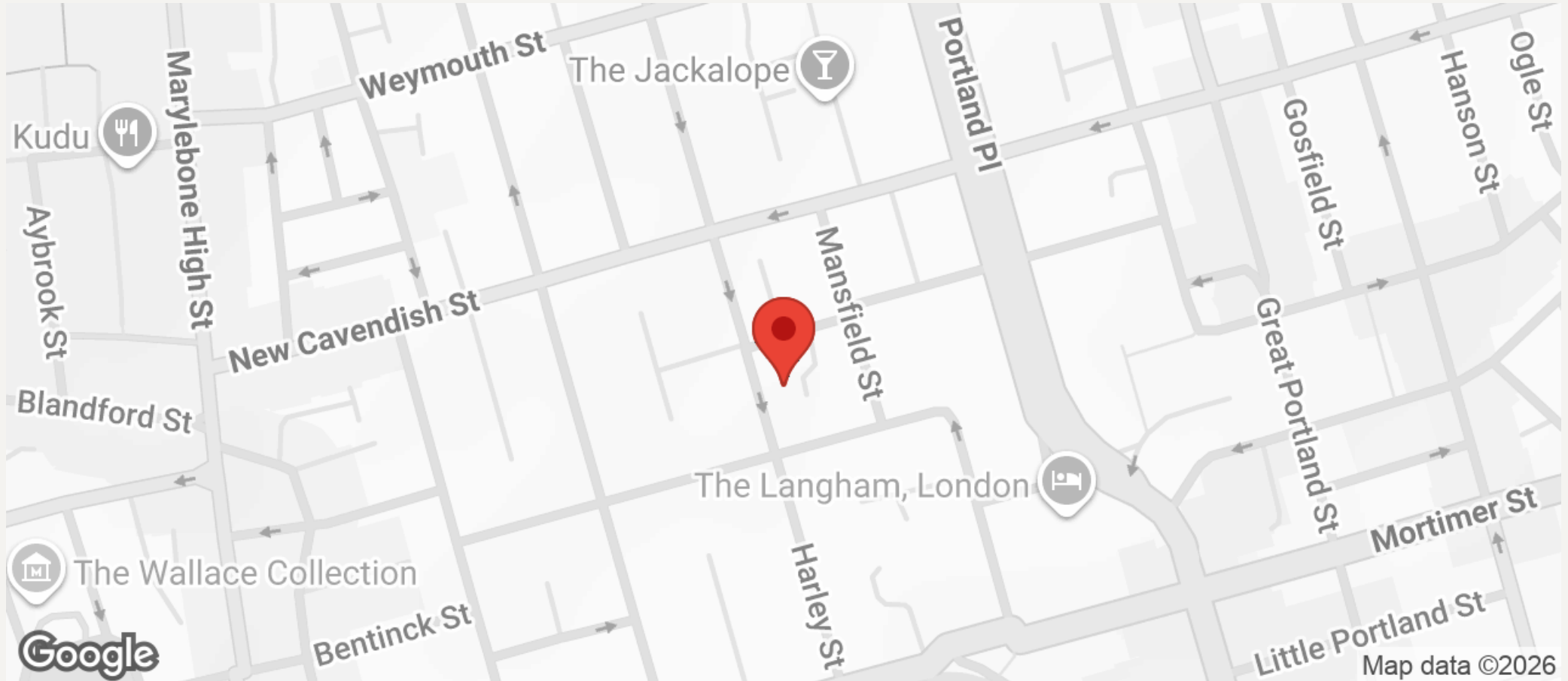
APPROX. GROSS INTERNAL FLOOR AREA: 1104 SQ FT/ 103 SQM

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



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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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