



# JEREMY JAMES

## YORK TERRACE WEST, REGENT'S PARK, NW1



### PRICE

£5,750,000

### TENURE

Leasehold - 48 Years

### SERVICE CHARGE

£20,000 per annum

### GROUND RENT

£249 per annum

### LOCAL AUTHORITY

City of Westminster

### COUNCIL TAX BAND

H

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London,  
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### DESCRIPTION

This impressive building which is located on the south west side of York Terrace West, close to the junction with York Gate. Transport links include Baker Street and Regents Park underground stations, which are within close proximity. Marylebone High Street and its enviable array of shopping and eating establishments are located nearby.

Accommodation comprises; Entrance hall, Reception room/dining room, Kitchen/breakfast room, separate w/c. First Floor; 2 reception rooms, bedroom one, bathroom, master bedroom with en-suite bathroom and walk in closet.

### AMENITIES

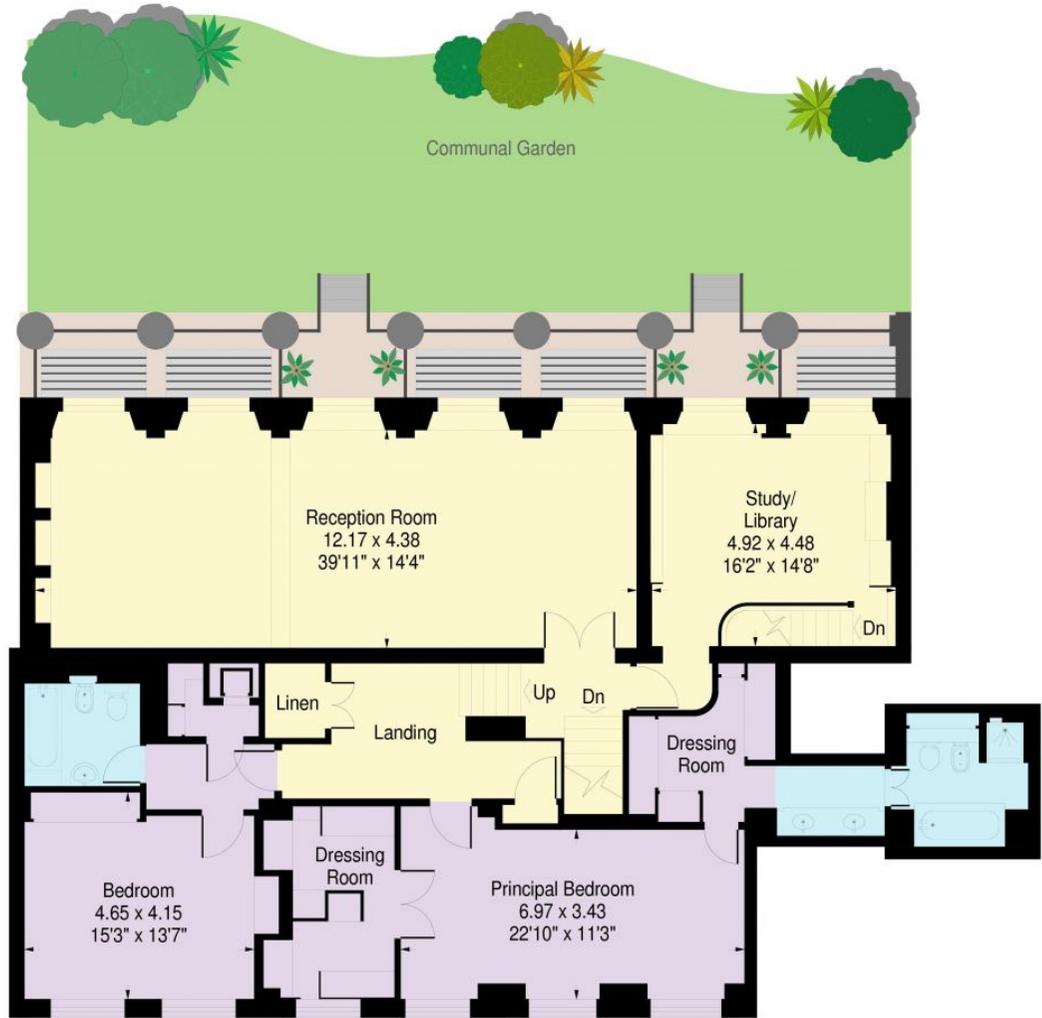
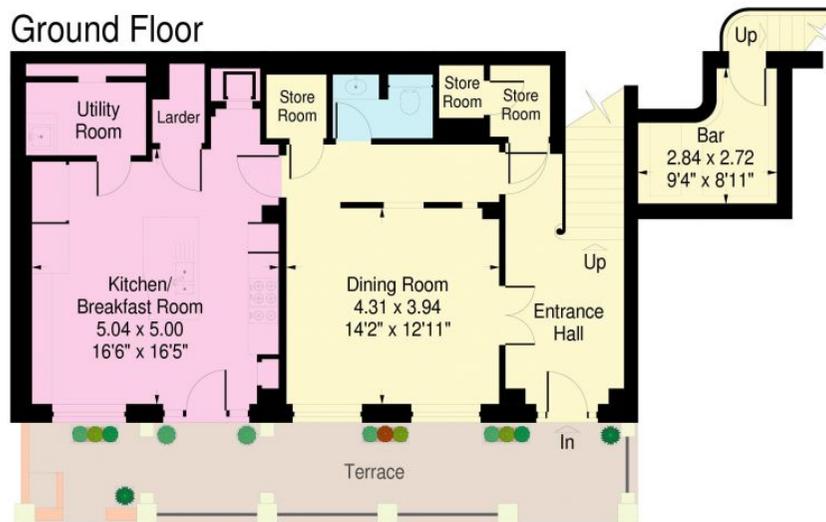
- 24 hour portage
- Secure underground parking
- Private and secure road
- Overlooking gardens of Regent Park
- Baker Street underground station within close proximity

# York Terrace West, Regent's Park NW1

Approximate Gross Internal Area:  
 284.2 sq.m. / 3060 sq.ft. not including separate store.  
 Store Room - 6.1 sq.m. / 66 sq.ft.



## Ground Floor



## First Floor

APPROX. SCALE  
 0 1 2 3 4 5 10Ft  
 0 1 2 3M

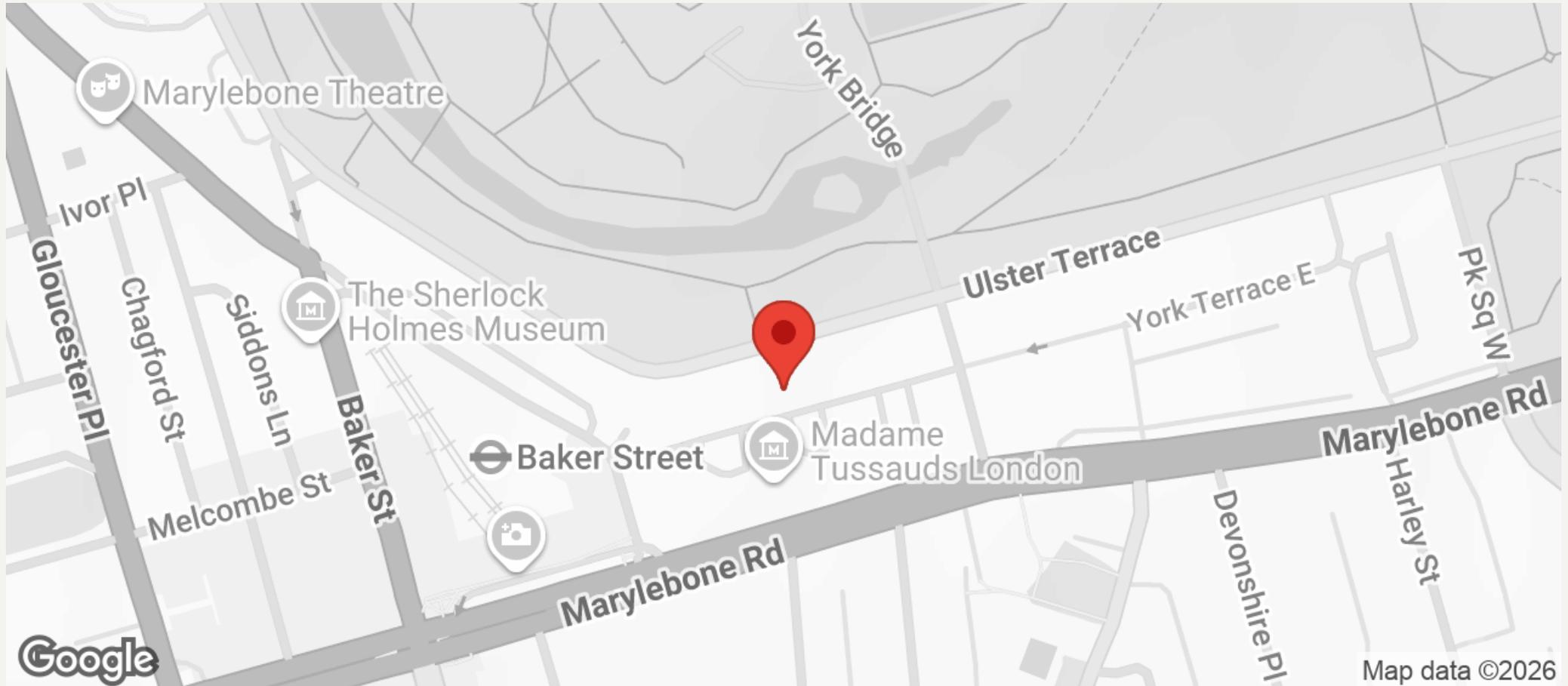
[www.ProplanUK.co.uk](http://www.ProplanUK.co.uk)

All measurements and figures are taken in accordance with RICS guidelines. This plan is for guidance only and must not be relied upon as a statement of fact.



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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 they 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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