



Seymour Street

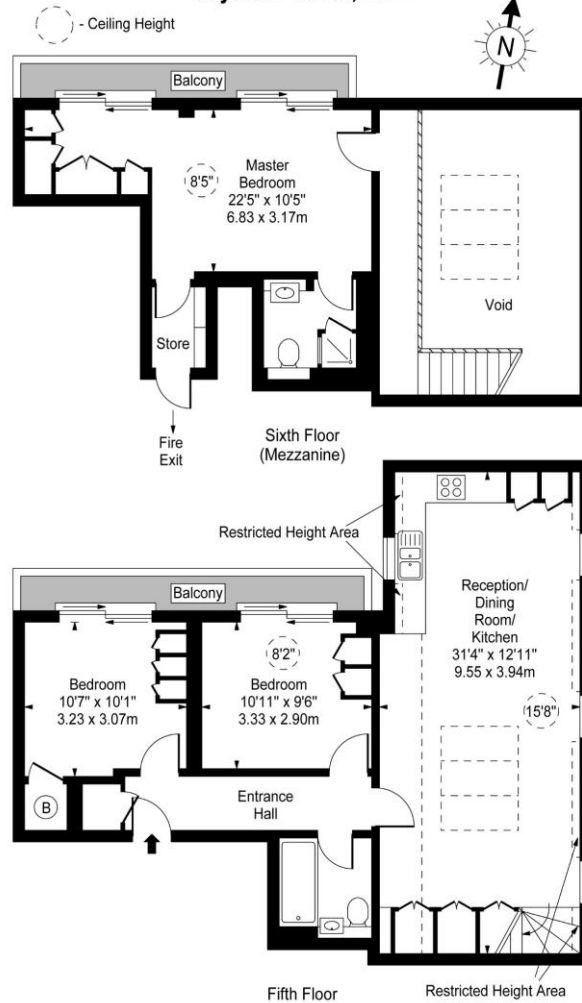
Marylebone, W1H

Asking Price £1,900,000

A 3 bedroom 5th floor (lift) 1076 sq.ft. maisonette located in close proximity to Hyde Park and Oxford Street. The apartment is offered in great condition, has Gaggenau kitchen appliances, a lease of 115 years and two balconies off the bedrooms.

CHESTERTONS

Seymour Street, W1H



Approx Gross Internal Area **1076 Sq Ft - 99.96 Sq M**
 Approx. Floor Area Including Restricted Heights **1083 Sq Ft - 100.61 Sq M**
 (Excluding Void)

For Illustration Purposes Only - Not To Scale
 www.goldlens.co.uk
 Ref. No. 010894M

Tenure: Leasehold 114 years (Expires 29/10/2138)

Service Charge: £9052 p.a.

Ground Rent: £131.65 p.a.

Local Authority: City Of Westminster

Council Tax Band: G

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	77	77
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Chestertons Hyde Park & Marylebone Sales

40 Connaught Street
 London
 W2 2AB
 hydepark@chestertons.co.uk
 020 7298 5900
 chestertons.co.uk

Chesterton Global Ltd trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton Global Ltd | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is 100% recyclable