



# Park Crescent

Marylebone, W1B

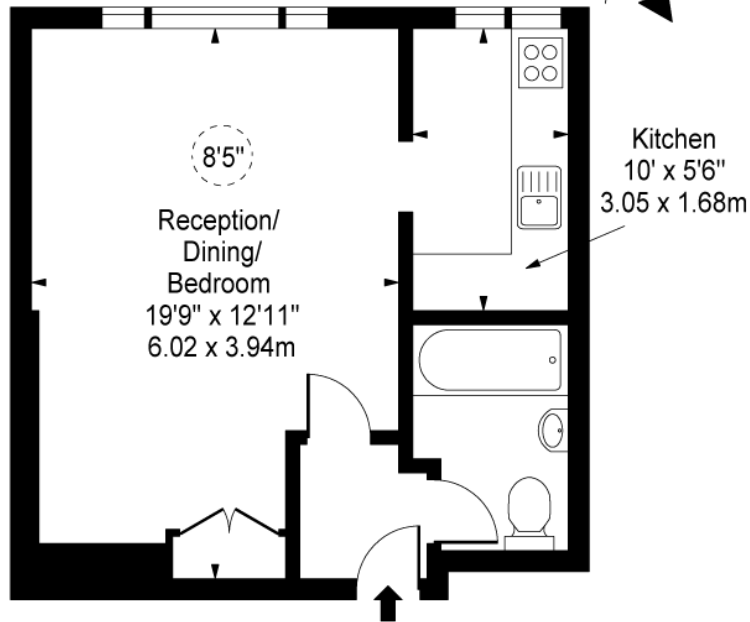
Asking Price £650,000

A modern studio bedroom apartment on the first floor with lift and porter in an impressive Georgian block moments from Regents Park and the amenities of Marylebone High Street.

**CHESTERTONS**

# Park Crescent, W1B

○ - Ceiling Height



First Floor

Approx Gross Internal Area **358 Sq Ft - 33.26 Sq M**

For Illustration Purposes Only - Not To Scale

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Ref. No. 012807M

**Tenure:** Leasehold 133 years (22/12/2157)

**Service Charge:** £5335.46

**Ground Rent:** None

**Local Authority:** City of Westminster

**Council Tax Band:** D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>	75	75
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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