



St. James's Street  
Mayfair, SW1A

CHESTERTONS









An immaculately presented one-bedroom apartment spanning 634 sq ft, located on the fourth floor of a beautiful Grade II listed building in the heart of St. James's, bordering Mayfair. This elegant property features a fully equipped kitchen complete with a wine fridge, sleek hardwood floors throughout, and benefits from a porter and lift for added convenience. Perfectly positioned moments from St. James's Park, Piccadilly, Regent Street, and the West End's world-renowned theatres, it offers exceptional access to London's finest amenities. An outstanding pied-à-terre or rental investment opportunity in one of the capital's most prestigious neighbourhoods.

- One bedroom apartment
- 612 sq ft
- Fourth floor
- Grade II listed
- Porter and lift
- Hardwood floors
- Fully equipped kitchen
- Wine fridge
- Immaculately presented
- St. James's / Mayfair
- Close to parks
- Near theatres

Asking Price £1,300,000

Energy Efficiency Rating		Current	Potential
92-100	A		
81-91	B		
69-80	C		
55-68	D	66	68
49-54	E		
41-48	F		
31-40	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England, Scotland & Wales

**Tenure:** Leasehold 94 years 2 months (24/06/2119)

**Service Charge:** Please enquire

**Ground Rent:** None

**Local Authority:** City of Westminster

**Council Tax Band:** F

**Chestertons Mayfair Sales**

47 South Audley Street

London

W1K 2QA

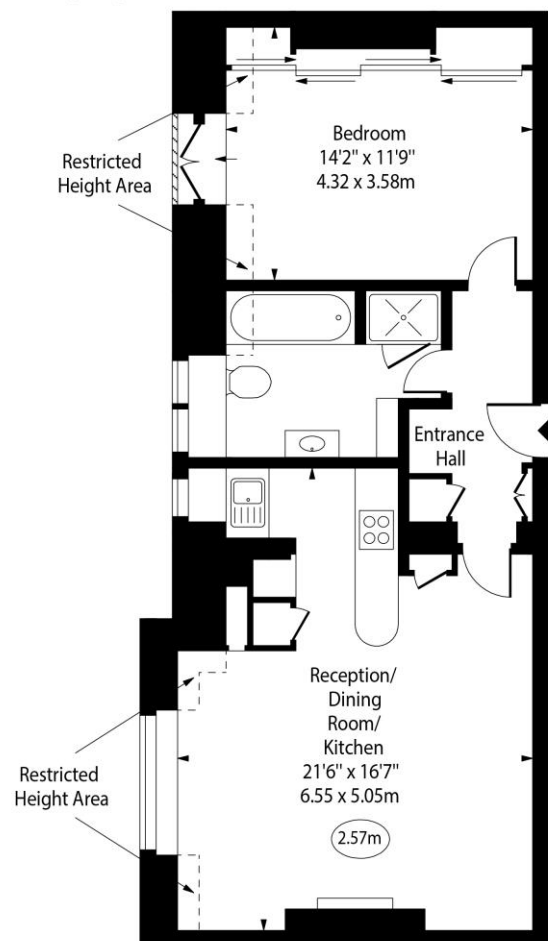
mayfair@chestertons.co.uk

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chestertons.co.uk

# St. James's Street, SW1A

○ - Ceiling Height



Fourth Floor

Approx Gross Internal Area 612 Sq Ft - 56.85 Sq M

Approx. Floor Area Including Restricted Heights 634 Sq Ft - 58.90 Sq M

For Illustration Purposes Only - Not To Scale

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

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