



Montagu Street  
Marylebone, W1

CHESTERTONS









Introducing this charming basement apartment located in the heart of the town.

This property is offered on a part-furnished basis, providing convenience and comfort for its new tenants.

The apartment boasts a lift, making access to the property easy and convenient for all residents.

The interiors are thoughtfully designed to maximise space and natural light, creating a warm and inviting atmosphere.

With its central location, residents can enjoy easy access to local amenities, shops, restaurants, and transport links.

This property is ideal for individuals or couples looking for a cosy and convenient place to call home.

- Studio apartment
- Separate kitchen
- The property is a few minutes-walk to the Marylebone Village

### £2,100 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

[chestertons.co.uk/property-to-rent/applicable-fees](https://chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		
Energy efficiency class	Current	Potential
A (94-100)		
B (81-93)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		

**Minimum Term:** 12 months  
**Deposit Required:** £2,423.08  
**Local Authority:** Westminster  
**Council Tax Band:** C  
**EPC Rating:** C  
**Part Furnished**

### Chestertons Hyde Park & Marylebone Lettings

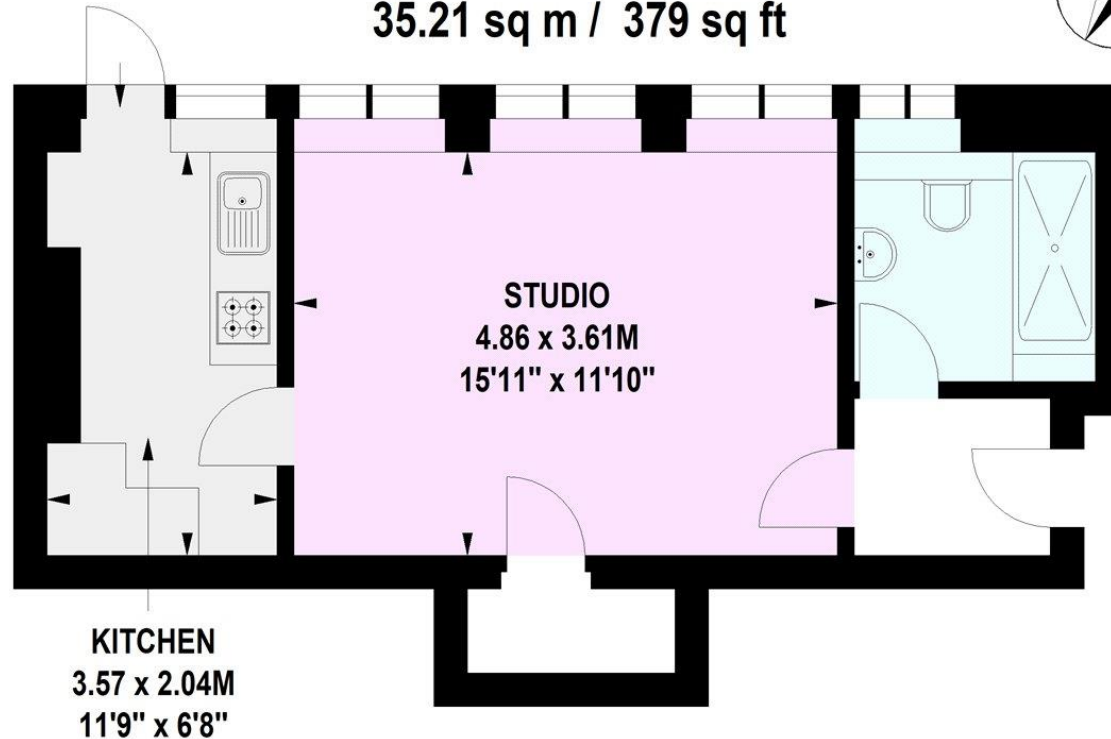
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# Montagu Street, W1H

Approximate gross internal area

35.21 sq m / 379 sq ft



## Lower Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.  
All measurements and areas are approximate only

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