



LDG

GREAT TITCHFIELD

Fitzrovia

£815,000

STC



Great Titchfield Street





Great Titchfield Street



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

**ADDRESS**

Great Titchfield Street, London

POSTCODE

W1W 6RR

THE SPACE

This delightful two bedroom is situated on the top floor of a Georgian period conversion. Accommodation includes a spacious reception room, a separate eat-in kitchen and a smart bathroom.

Great Titchfield Street is a prime Fitzrovia address and the immediate area is packed full of cafés and eateries, and yet is within a short stroll of both the greenery of The Regents Park, and moments from Oxford Circus and the rest of the West End. Long Lease and Share of Freehold.

ACCOMMODATION**& FEATURES**

- Two Bedrooms
- Reception Room
- Eat-in Kitchen
- Top Floor - 3rd
- Period Conversion
- Gas Heating and Hot Water
- G Network Broadband
- 978 Year Lease
- Share of Freehold

ON YOUR DOORSTEP

Riding House Café (All Day'er)

Alex Coffee (Wake + Smell)

Mortimer House (Food Meets Friends)

Kaffeine (Hooked)

The Regents Park (And Breathe)

PRICE

£815,000, subject to contract

TENURE

Leasehold - Share of Freehold (25%)
978 years remaining

SERVICE CHARGE

£1, 404.73

GROUND RENT

Peppercorn

COUNCIL TAX

Westminster City Council Band E

RESIDENTS PARKING

Residential Parking Permit Available

COMMUTE

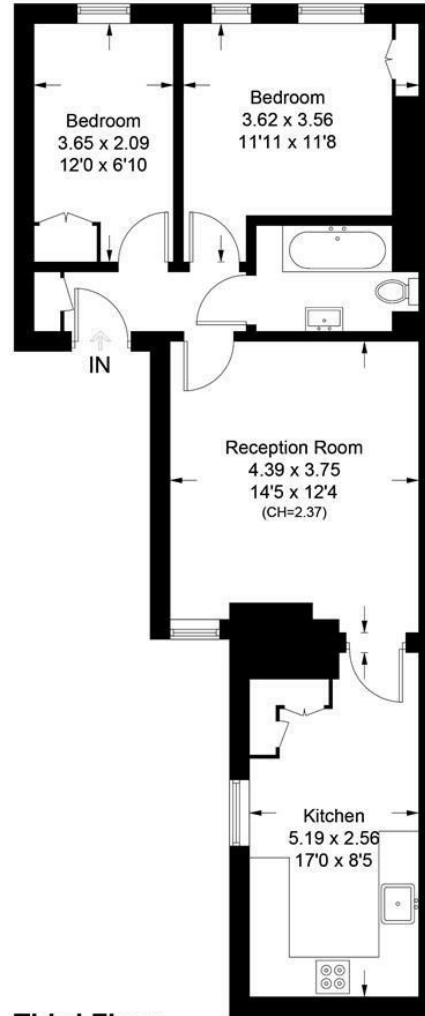
Great Portland Street Station 500m

Goodge Street Station 600m

Oxford Circus 800m

Great Titchfield Street

Approximate Gross Internal Area = 57.9 sq m / 623 sq ft



Third Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID688492)

LDG.CO.UK

Ready to talk?



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