





A bright and spacious two bedroom apartment for sale in The Mansion, Marylebone.

The apartment comprises a large open plan kitchen, dining and living area. A generously sized master bedroom with dressing room and en suite bathroom, a further double bedroom with built-in wardrobes, and a second bathroom. The floor to ceiling windows offer an abundance of light, giving the apartment a light and airy atmosphere throughout. From the kitchen to the bathrooms, the materials and design used give the apartment the luxurious feel of a private and intimate sanctuary in the heart of London.

Residents will benefit from a number of luxurious amenities, including a spa, complete with 25 metre private pool and treatment rooms, a chauffeured Bentley house car service and a 24 hour concierge service.

The Mansion is nestled in a prime Marylebone location, within walking distance to both Marylebone Village and the various shops of Oxford Street.

The Mansion also profits from excellent transport links, with Bond Street station (Central and Jubilee lines, and Crossrail in 2018) just 0.2 miles away. Alternative stations nearby include: - Marble Arch Station (Central line) - 0.5 miles - Oxford Circus Station (Bakerloo, Central and Victoria lines)

- 2 Double bedrooms
- 2 Bathrooms
- Beautifully presented throughout
- 24 Hour concierge
- Prime Marylebone location
- Onsite leisure facilities such as pool and spa
- Close to Bond Street
- Ground Rent - £750 per Annum & Service Charge £32,232.68 per Annum
- Leasehold (99 years)
- EPC: B



Gross Internal Area = 148.6 sq metres 1600 sq feet

Floorplan for guidance only, not to scale or valuations purposes. It must not be relied upon as a statement of fact. All measurements and areas are approximate and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements or dimensions contained in these particulars. This floorplan is for guidance only and not for valuation purposes.

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