



Rosebery Court, Charles Street **WIJ**

Rosebery Court

Charles Street W1J

The property is situated on the first floor of a portered building and in need of modernisation throughout. There is a semi open plan/kitchen living area looking out onto the communal courtyard, two double bedrooms, and two bathrooms. The flat also benefits from a very long lease and it's own car parking space. There are excellent transport links closeby, these include Green Park (0.3 miles), Hyde Park Corner (0.5 miles), Piccadilly Circus (0.7 miles) and Bond Street (0.5 miles). Crossrail will also be available at Bond Street station. The greenery of the Royal parks, Hyde Park and Green Park are a short distance away, alongside an abundance of shops and eateries (all distances are approximate).



Guide price: £1,425,000

Tenure: Share of freehold plus leasehold, approximately 976 years remaining

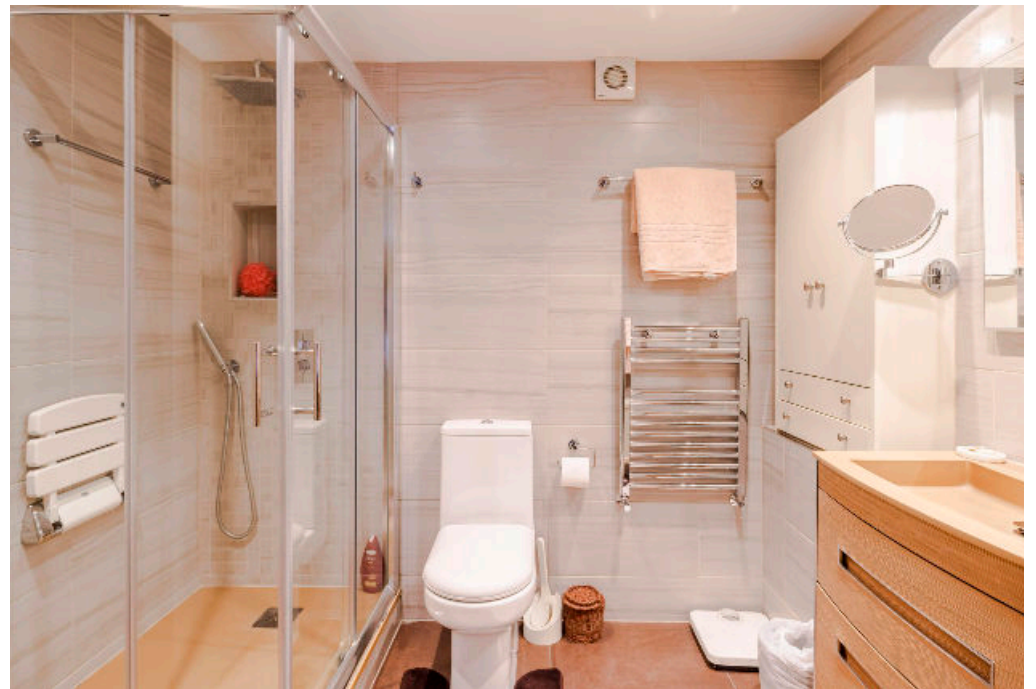
Service charge: £10,000 per annum, reviewed every year, next review due 2024/2025

Ground rent: Peppercorn

Local authority: City of Westminster

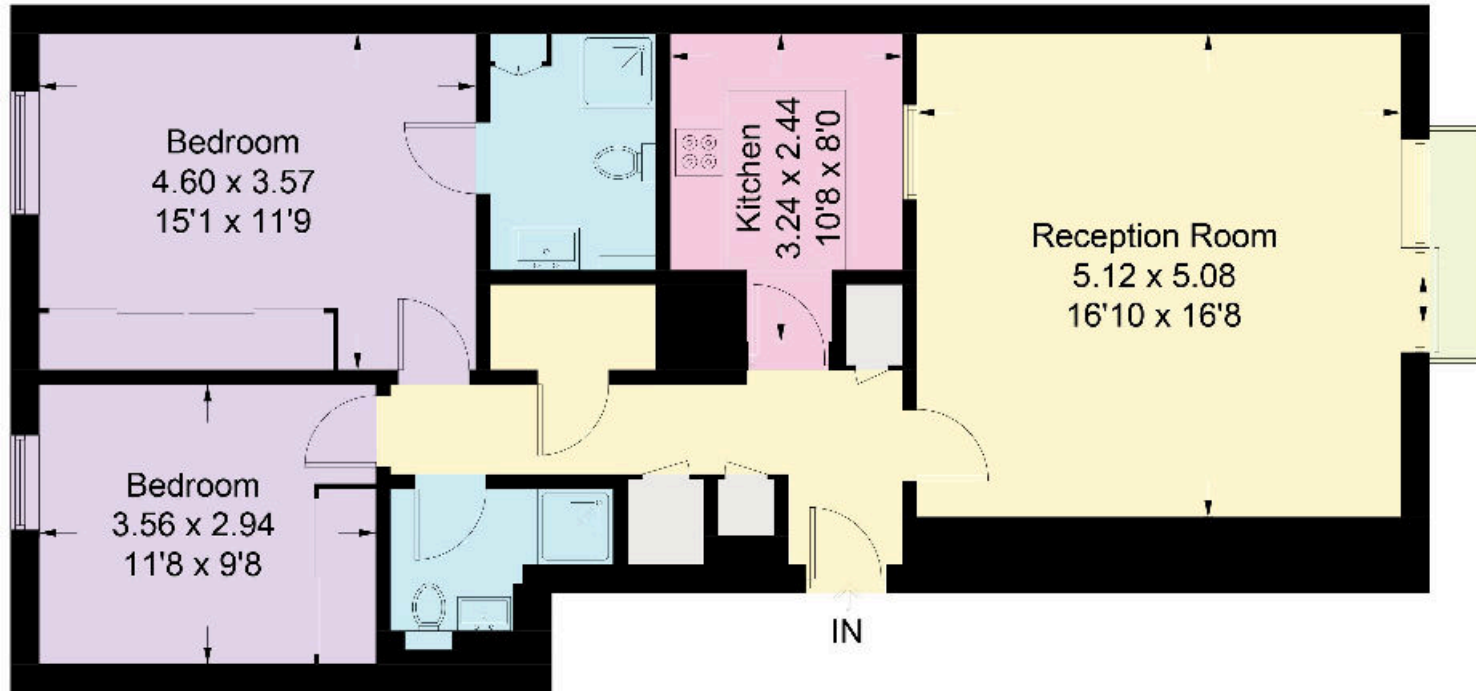
Council tax band: G





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Approximate Gross Internal Area = 83.4 sq m / 898 sq ft



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID939422)

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I would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated February 2023. Photographs and videos dated February 2023.

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