



Clarges Street, Mayfair **W1J**

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The apartment is currently tenanted with the earliest possible occupation date being 1st February 2026. Further details surrounding the tenancy are available on request.

There will be no access to the apartment for viewings and it is assumed that the apartment is in fair to good condition.

This is a 3358sqft three bedroom apartment, with study area, set on the third floor of this iconic Mayfair development, Clarges. The apartment benefits from views south over Green Park from the generous reception room leading to the kitchen. There is one underground parking space.



Offers in excess of: £15,000,000

Tenure: Leasehold: approximately 991 years remaining

Service charge: £104,039 per annum, reviewed every year, next review due 2025

Ground rent: Peppercorn

Local authority: City of Westminster

Council tax band: H





Location

Mayfair is London's most exclusive address, with magnificent Royal Parks and iconic streets connecting Buckingham Palace and St James's to the south, and Hyde Park and Marylebone to the north. Steeped in history and tradition, Mayfair is also home to London's largest concentration of 5-star hotels, Michelin-starred restaurants and some of the world's most famous destination shopping addresses. Running between Piccadilly and Curzon Street, Clarges Mayfair is exceptionally well located for the finest boutiques, restaurants, galleries and members' clubs. The wonderful, open spaces of Green Park and Hyde Park are both easily accessible and Green Park tube station is close by.



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Approximate Gross Internal Floor Area
312 sq m / 3358 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



Knight Frank

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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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