



BERKELEY STREET

Mayfair, W1J



A SUPERB TWO BEDROOM FLAT WITH PORTER IN MAYFAIR W1J

An elegant two bedroom apartment just off Berkeley Square,
benefiting from lift access and a porter.



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Local Authority: City of Westminster

Council Tax band: G

Tenure: Leasehold, 97 years remaining

Ground rent: £150 per annum*

Service charge: £9,488 per annum*

Guide Price: £1,500,000



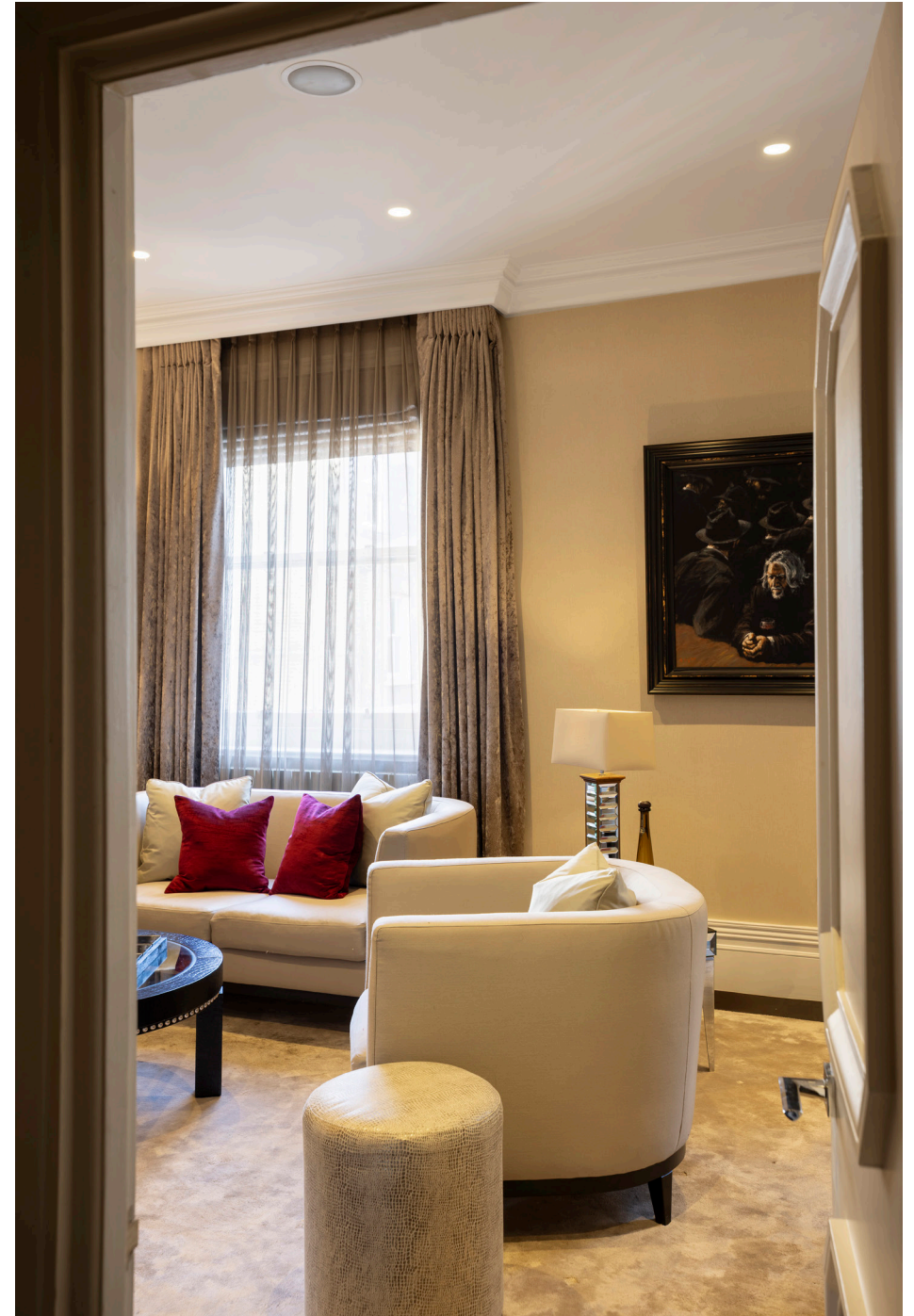
LOCATED ON THE FIFTH FLOOR OF A SMART PERIOD BUILDING

This lateral flat is beautifully presented throughout and features wooden flooring and excellent ceiling heights.

Spread over 747 sq ft, this property comprises a spacious reception/dining room and a smart, separate kitchen. There are two good sized double bedrooms, both benefiting from fitted wardrobes. The bedrooms share use of a separate shower room.

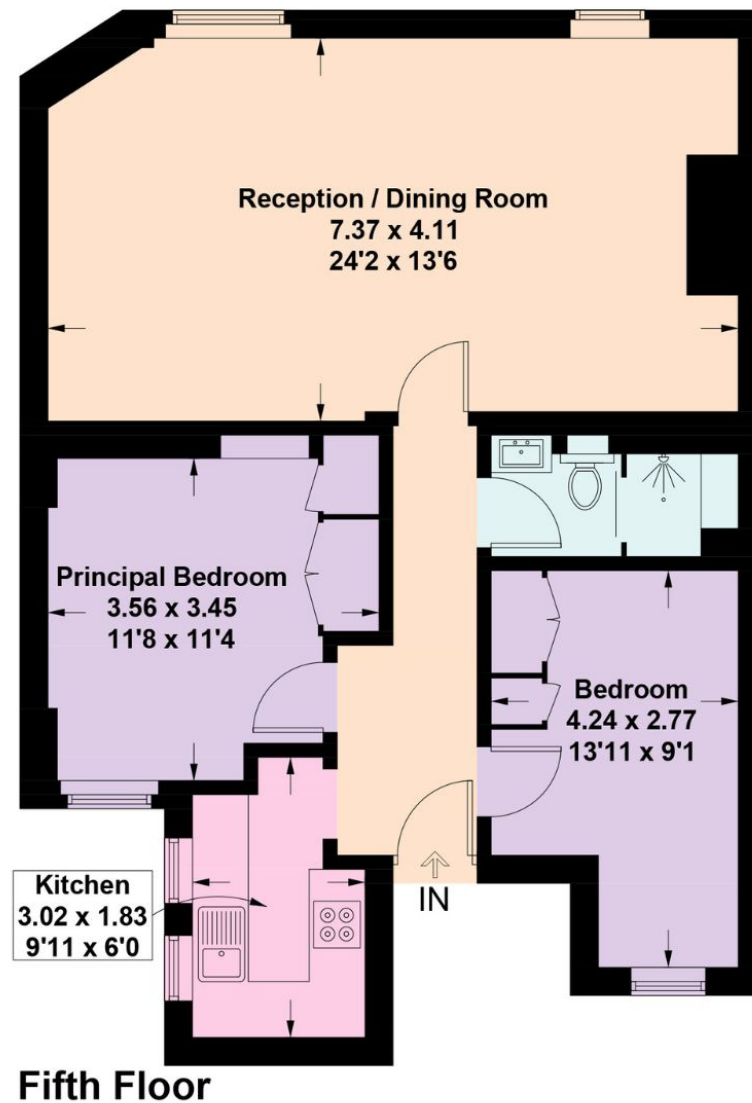
The area is characterised by its splendid period architecture, beautiful shop fronts, art galleries, auction houses, wine merchants, Michelin starred restaurants, and 5* hotels.

*Reviewed every year, next review due 2026.









Additional information

We have been informed that the primary external wall materials of the building/block have been assessed for fire safety. The assessor concluded that the fire risk of the external wall materials is sufficiently low that no remedial works are required. If you have any further questions, you should seek independent professional advice

(Including Basement / Loft Room)
Approximate Gross Internal Area = 69.4 sq m / 747 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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