

Green Street, Mayfair, London **W1K**



A superb two bedroom Mayfair apartment

Positioned in the heart of a desirable neighbourhood, Green Street is characterised by red brick buildings adorned with terracotta ornament, shaped gables and deep porches.

Green Street is situated between North Audley Street and Park Lane, and is superbly located for the green expanses of Hyde Park as well as for the world class amenities, restaurants and boutique shops of Mayfair and the West End.

There are excellent local transport links nearby, including Marble Arch Station (Central line) and Bond Street Station (Central, Elizabeth and Jubilee lines).



Guide price: £3,195,000

Tenure: Leasehold: approximately 100 years remaining

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

Ground rent: Peppercorn

Local authority: City of Westminster

Council tax band: G





This spacious, two bedroom lateral apartment occupies the second floor of a grand red brick residential building and extends to 1,511 sq ft of accommodation in the heart of Mayfair.

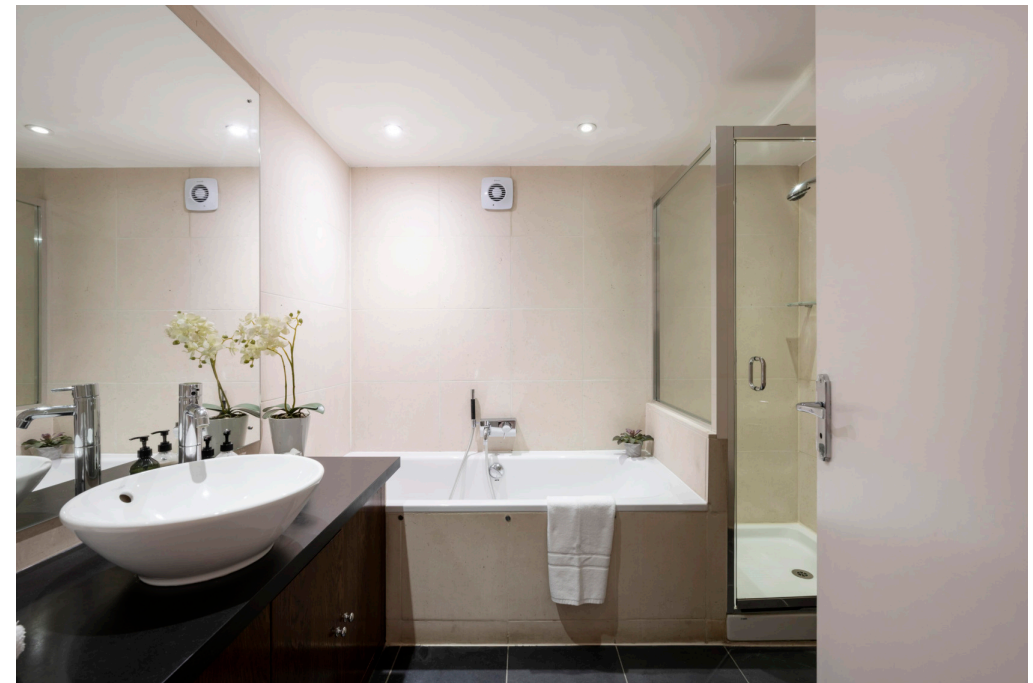




The apartment benefits from direct lift access, which opens out into the expansive reception room where the opulent bay window perfectly frames the view down Park Street and towards Hyde Park.

The reception room leads seamlessly into the open plan kitchen, with ample built-in storage and plenty of room for entertaining guests. The luxurious principal bedroom has an expansive walk-in wardrobe, an en suite bathroom with separate bath and shower, and wonderful natural light, along with the unique benefit of a private balcony.

The second double bedroom benefits from a separate bathroom located on the opposite side of the hallway, and a wonderful space for guests to unwind.




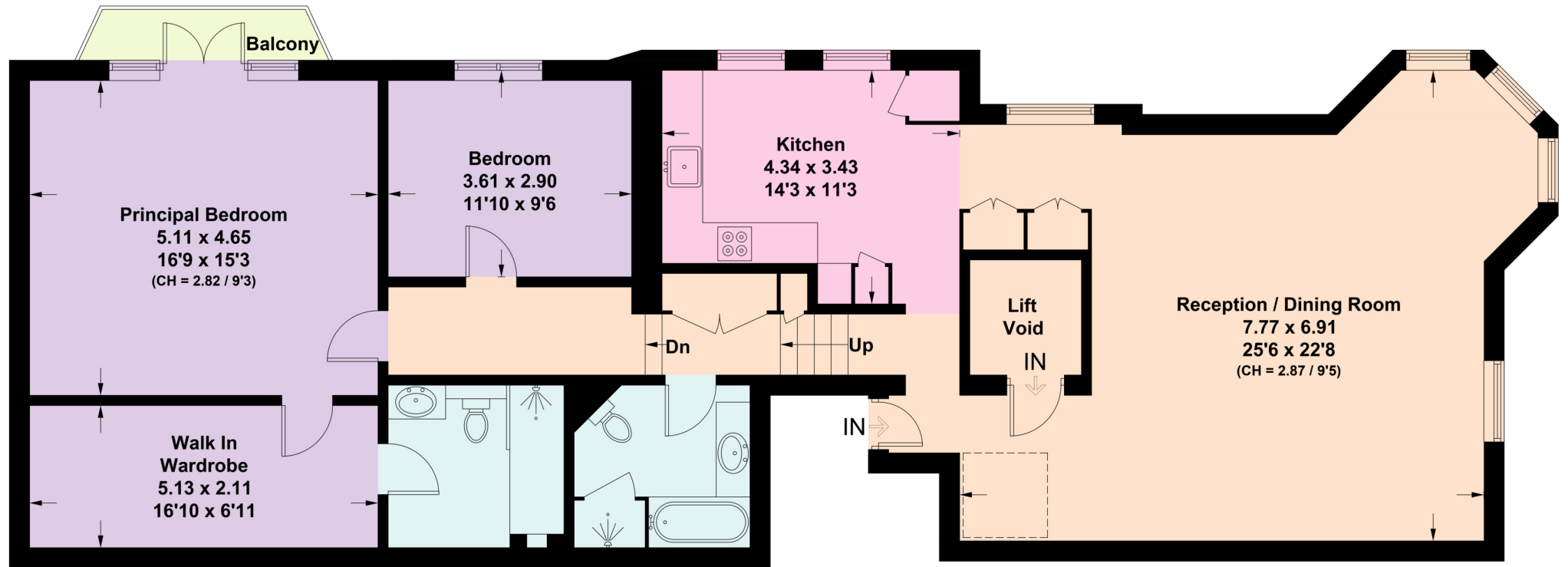




Approximate Gross Internal Floor Area
136.5 sq m / 1,469 sq ft (excluding lift void)
Including limited Use Area (3.2 sq m / 34 sq ft)



 = Reduced head height below 1.5m



Second Floor

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.

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Particulars dated August 2024. Photographs and videos dated August 2024.

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