



15, Portman Square,  
Marylebone, W1H

Asking Price £2,150,000, Leasehold

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35 Berkeley Square, Mayfair, London, W1J 5BF











## Description

A bright and spacious apartment, situated on the 7th floor in this attractive portered block in Portman Square. The property comprises a spacious reception/living space connected to a semi open plan style kitchen. There are two very good sized bedrooms, master with en suite shower plus a walk in wardrobe, and a separate bathroom for bedroom two. The flat offers plenty of storage space as well including a separate utility room as well as further wardrobes. Flats on the upper floors are rarely available and are both very quiet and offer a lot of natural light. This property also has the benefit of both a secure parking space plus a storage locker. Lease of the parking space 9 years remaining.

2 Bedrooms : Bathroom : En Suite Shower Room : Double Reception : Kitchen : Utility Room : Porter : Parking Space On Separate Lease : EPC Rating C

## Key Features

- 24 HOUR PORTER
- PARKING SPACE
- PASSENGER LIFT
- PRIME LOCATION

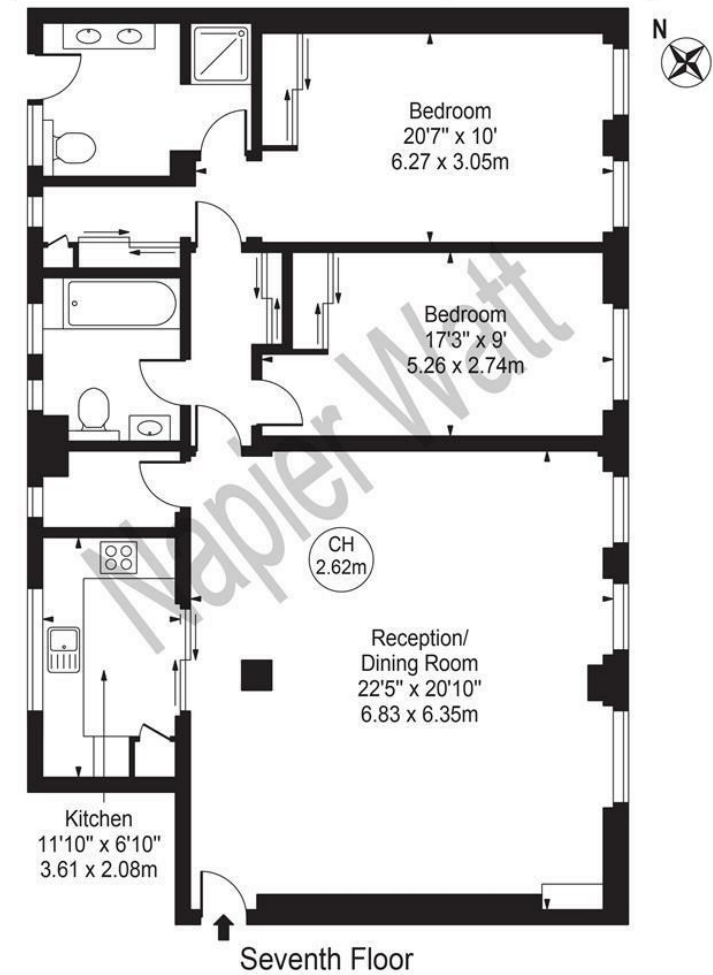
## Terms

Leasehold : 3 March 2006 to 17 June 2123 ie 98 years  
Garage on a separate Leasehold 9 years remaining

Council Tax Band G Westminster

## Portman Square

Approx. Gross Internal Area 1153 Sq Ft - 107.12 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.