



35, Bryanston Square,
Marylebone, W1H
£12,500 Per Month

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35 Berkeley Square, Mayfair, London, W1J 5BF







Description

We are delighted to offer this fantastic lateral, four-bedroom, three en-suite bathroom property located within one of London's most desirable addresses, Bryanston Square. With views over the square and 24-hour resident porter, this fifth floor apartment (with lift) is laid out over 2,000sq ft of living space. The apartment boasts wooden flooring and consists of a living room, dining room, separate kitchen, four bedrooms and three en-suite bathrooms. The property is in great condition, with extensive storage and built-in wardrobes. Residents will have access to the private garden square and benefit from being walking distance from Oxford Street and Marylebone High Street. A parking permit for Marylebone is available, as is the possibility of underground parking in the building and a basement locker for additional storage through separate arrangements. The apartment is equidistant from Hyde Park and Regents Park and is perfectly situated for transport, being a short walk from Bond Street Station, not to mention Marylebone and Paddington Stations. Available early July, unfurnished.

4 Bedrooms : 3 En-Suite Bathrooms : Guest Cloakroom : 24-Hour Porter : Lifts : Private Garden Square : Westminster Council Tax Band H : EPC Rating C

Key Features

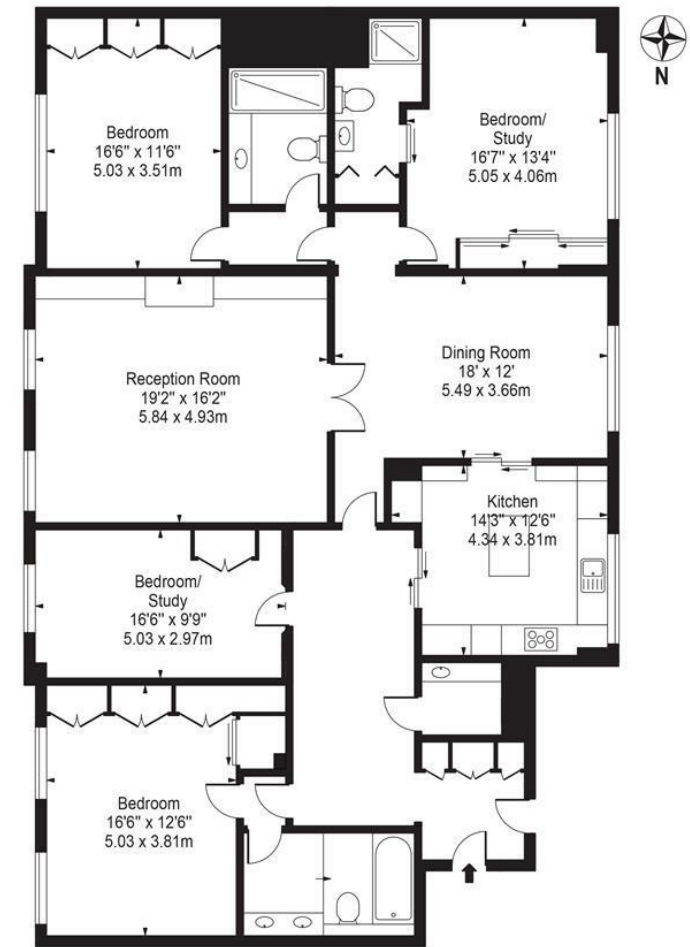
- 24-HOUR PORTER
- PRIVATE GARDEN SQUARE
- SOUGHT-AFTER ADDRESS
- LIFTS
- LATERAL SPACE

Terms

Agent Fees & Charges: Tenancies exceeding £100,000 Per annum £480 inc VAT, Tenancies where a company is a tenant £480 Inc VAT.

Bryanston Square

Approx. Gross Internal Area 2077 Sq Ft - 192.96 Sq M



Fifth Floor

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.