ESON2

REAL ESTATE

Gosfield Street

Fitzrovia, London W1W

DUPLEX PENTHOUSE · ROOF TERRACE · TO LET

£7,000 pcm · £1,615 pw



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THE PROPERTY

A penthouse *above Fitzrovia*

Arranged over the top two floors of an attractive building on a quiet residential street, this furnished duplex pairs a striking open-plan reception room, with **vaulted ceilings and skylights**, with a **private roof terrace** above the rooftops of W1. Two well-proportioned bedrooms with floor-to-ceiling windows sit on the floor below.

Rent	**£7,000 pcm**	Bedrooms	**2 doubles**
Bathrooms	**2, one en-suite**	Floor area	**1,109 sq ft**
Layout	**Top two floors**	Furnishing	**Furnished**
Council tax	**Band G**	Deposit	**£8,076**

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At a glance

2	2	1,109	1
double bedrooms	bathrooms	sq ft over two floors	private roof terrace

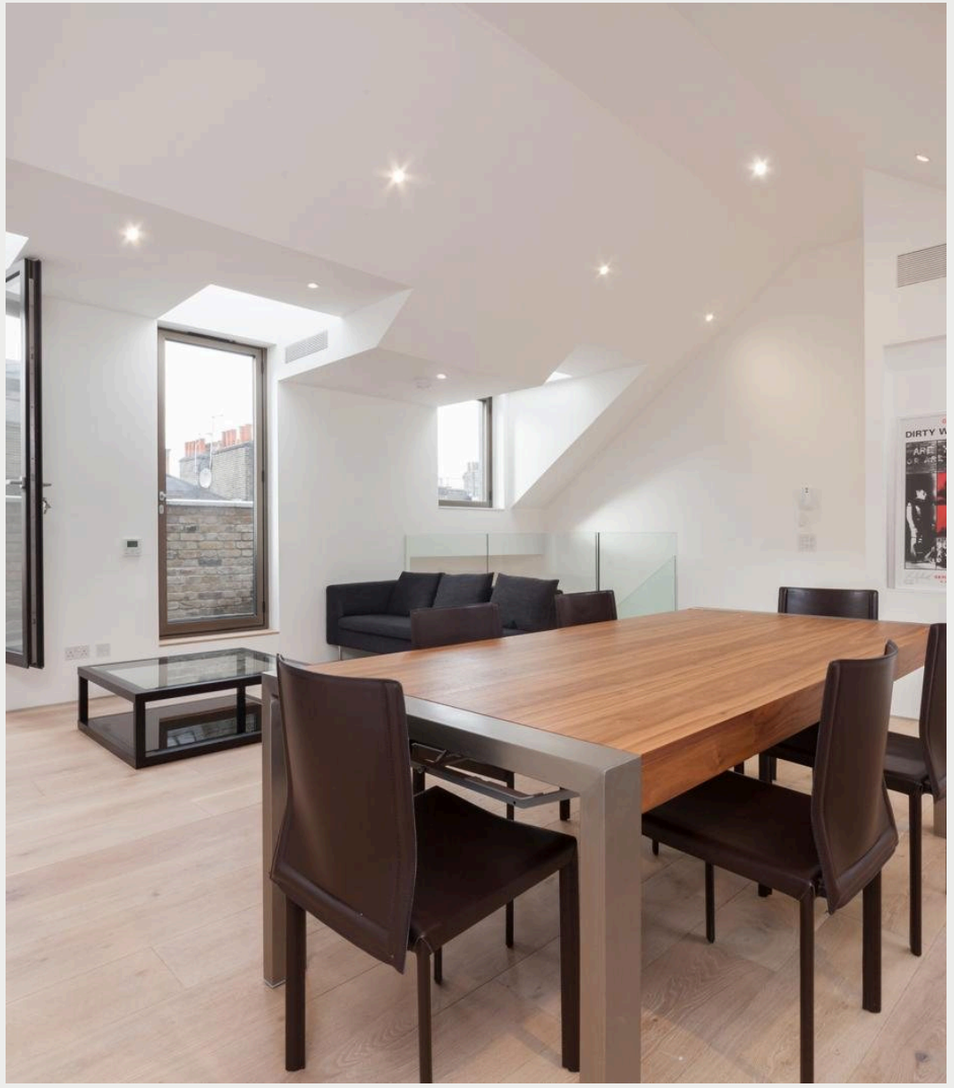
- Vaulted, skylit reception
- Twin Siemens ovens
- Private roof terrace
- Floor-to-ceiling bedroom windows
- Comfort cooling on the top floor
- Walk to Regent's Park

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RECEPTION

Living under the *skylights*

The upper floor is one open room beneath a vaulted ceiling, lit by a run of skylights and tall glazed doors. There is space to relax by the terrace and to seat eight around the dining table, with wide oak floorboards throughout.







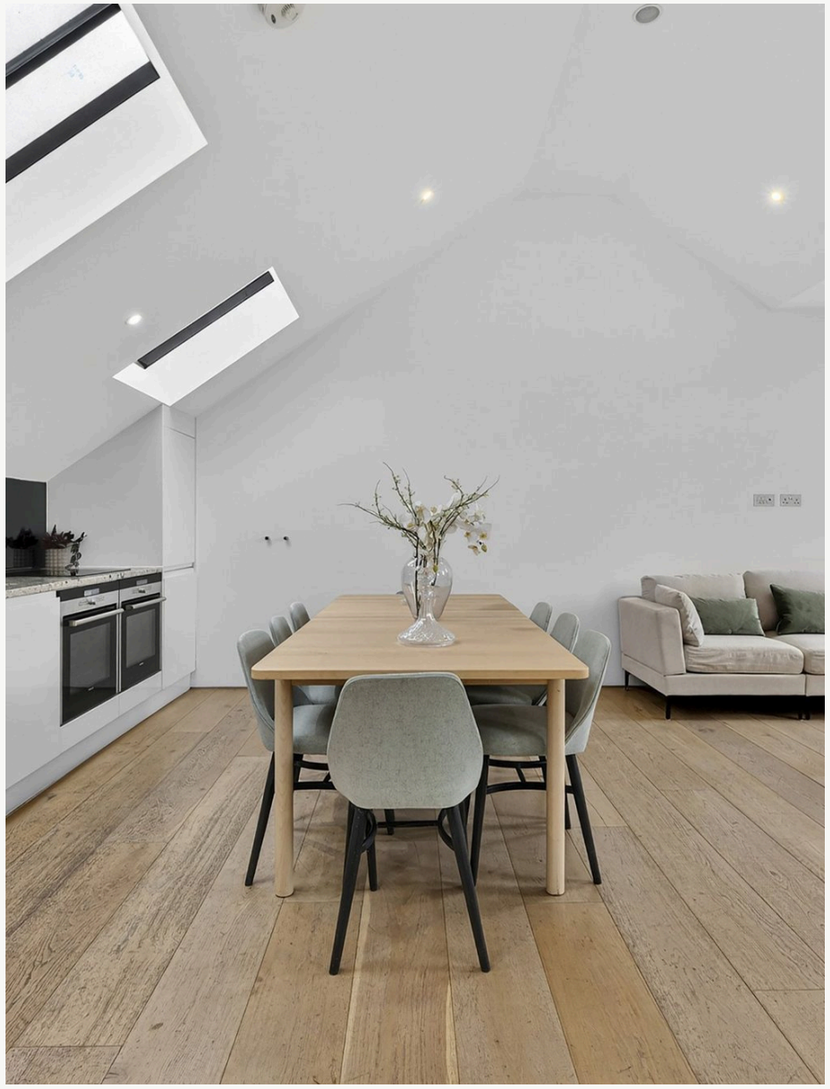
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KITCHEN

A fully integrated *kitchen*

Sleek white handleless units line one wall, with granite worktops, a glass splashback and twin Siemens ovens, all within easy reach of the dining table.



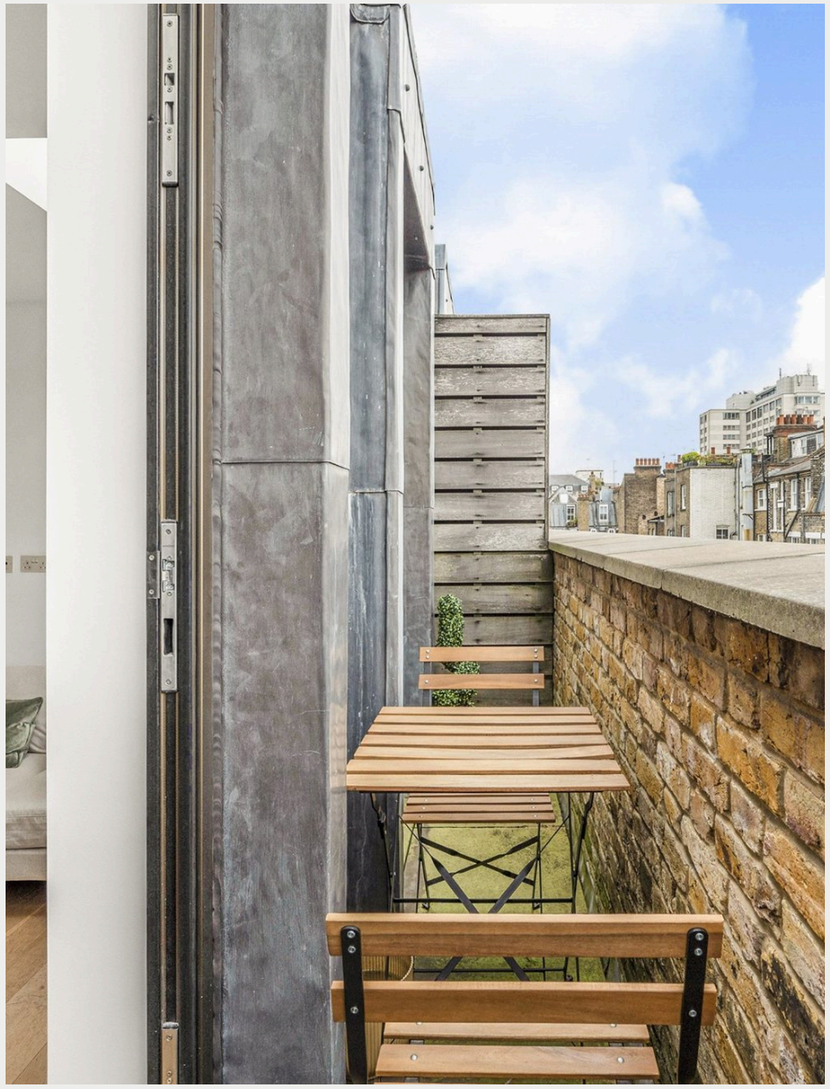


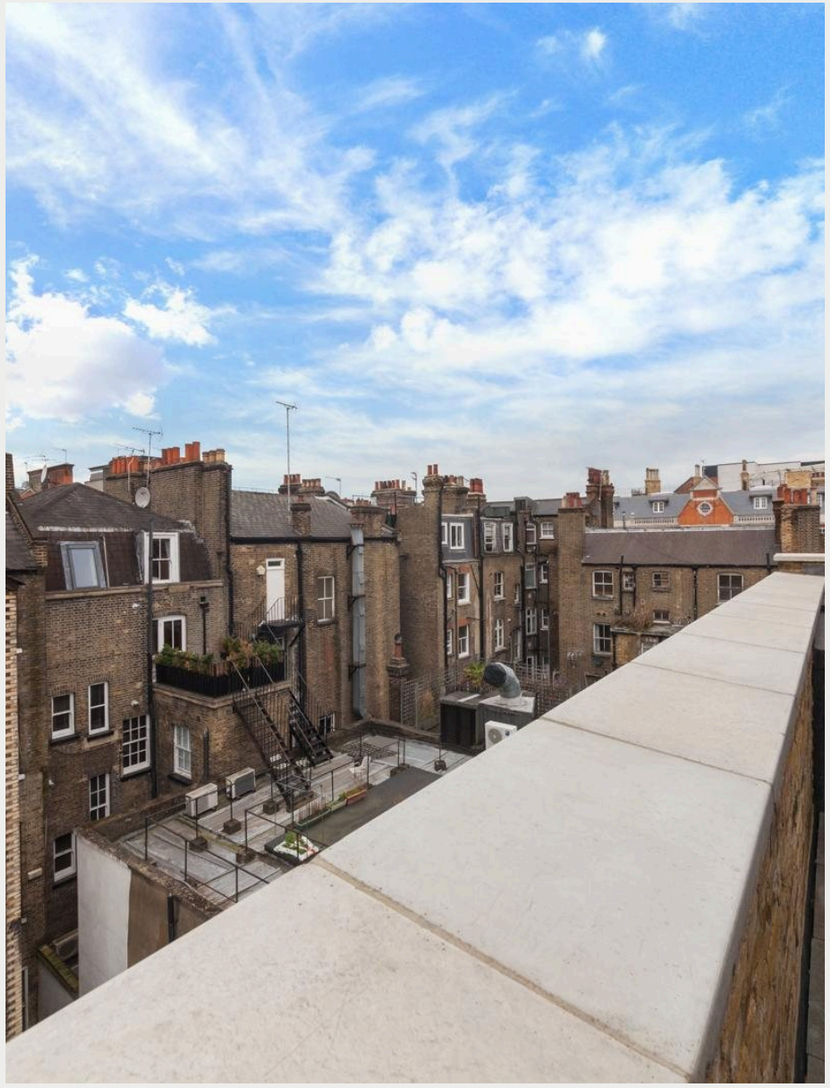
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OUTSIDE SPACE

A private *roof terrace*

Glazed doors open from the reception room onto a private terrace with room for a bistro table, looking out over the chimneys and mansards of Fitzrovia.



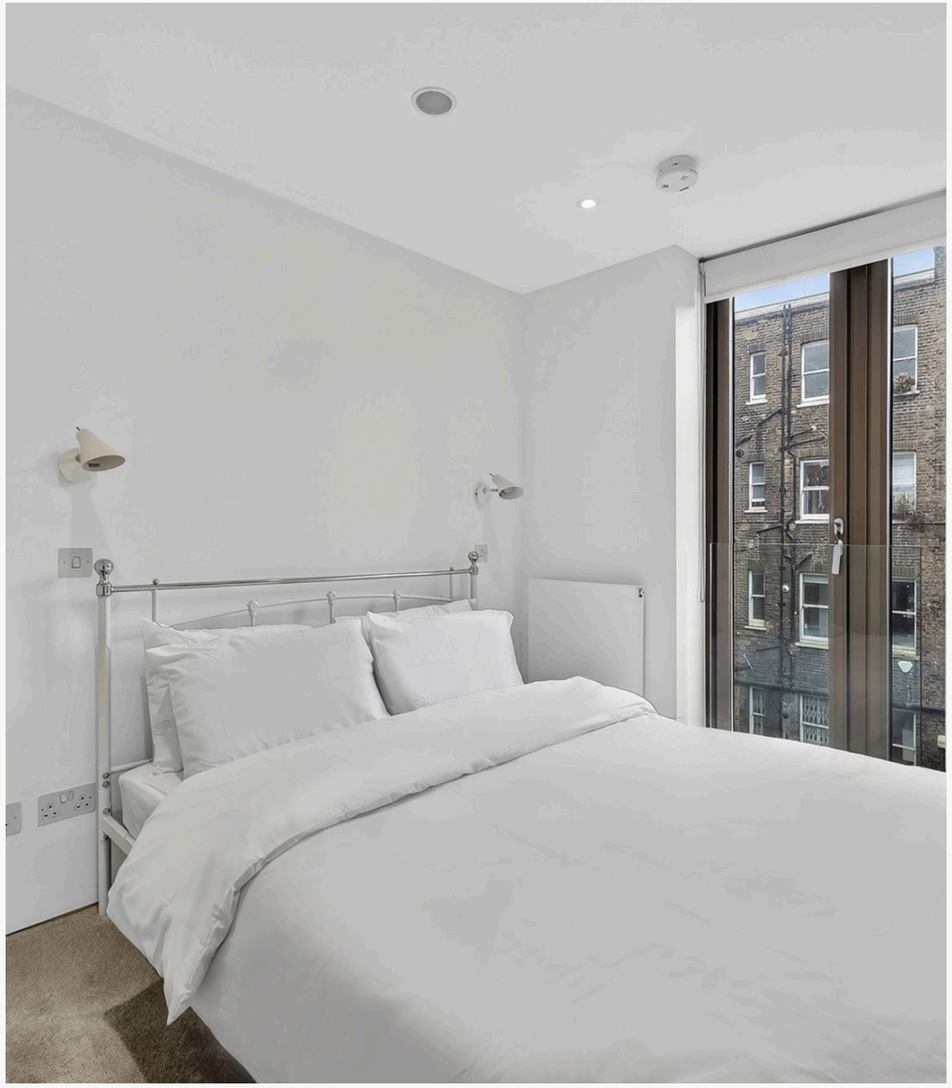


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BEDROOMS

Two *bedrooms* below

The principal bedroom has a dressing area with built-in oak wardrobes and its own en-suite, and both bedrooms have floor-to-ceiling windows. A further room with a desk works well as a study.







2.

BATHROOMS

Stone-tiled *bathrooms*

A bathroom with a rainfall shower over the bath and a walk-in shower room, both finished in large-format stone tiles with wall-mounted fittings, mirrored cabinets and heated towel rails.





2.



OUTLOOK

Above the rooftops of W1

From the terrace the view runs across Fitzrovia's chimneys and mansards to the West End beyond.

LOCATION

Gosfield Street, *W1W*

Gosfield Street is a quiet residential street in Fitzrovia, close to the shops, restaurants and cafés of Fitzrovia and Marylebone. Regent's Park is a short walk north, and Oxford Street and the West End are within easy reach on foot.

TRANSPORT

Great Portland Street
Circle, Hammersmith & City, Metropolitan

Oxford Circus
Bakerloo, Central, Victoria

Regent's Park
Bakerloo

Goodge Street
Northern

NEARBY

Regent's Park
Royal Park

Marylebone High Street
Shops and cafés

Charlotte Street
Restaurants and bars

Oxford Street
Shopping



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VIEWINGS

Arrange a viewing

To arrange a viewing or for further information, please contact the ESON2 lettings team.

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WEBSITE	eson2.co.uk
REFERENCE	Gosfield Street, W1W

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These particulars are for guidance only and do not form part of any offer or contract. Measurements, floor areas and floorplans are approximate. All information should be verified before entering into any agreement. Fees may apply; please ask for details.