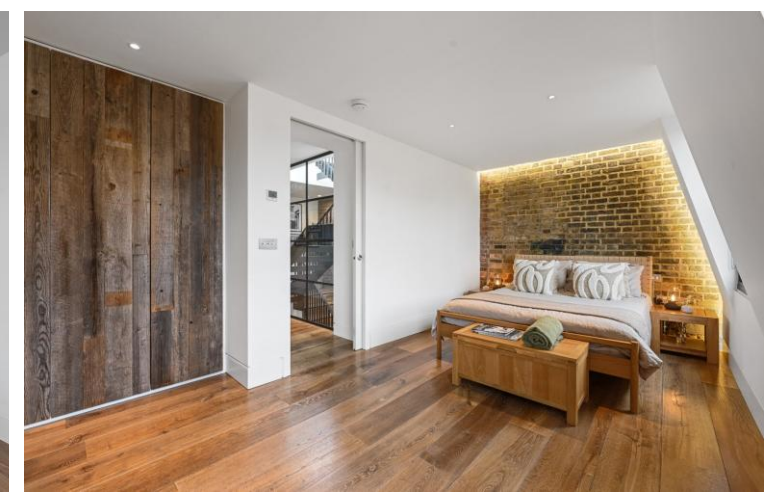




Print Works House
Marylebone, W1W

CHESTERTONS





A rare opportunity to rent a luxury, architect-designed duplex in the heart of Fitzrovia. Set within a stylishly converted former print house, this beautifully refurbished three-bedroom, two-bathroom apartment seamlessly blends heritage with contemporary design.

Spanning 1,430 sq ft, the fully furnished home features an open-plan living area, a designer kitchen with a spacious dining space, and a guest cloakroom. The bedrooms boast floor-to-ceiling wardrobes, while the luxury bathrooms are finished to the highest standard. A standout feature is the private roof terrace, accessed via elegant Crittall doors, offering breathtaking London views.

Ideally located near Oxford Circus and Goodge Street stations, this exceptional residence is moments from world-class shopping, dining, and entertainment, with Regent's Park providing a serene escape.

- Three Bedrooms
- Two Bathrooms
- Duplex
- Pet Friendly
- Roof Terrace
- Wood Flooring

£2,850 per week (£12,350 pcm)

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

chestertons.co.uk/property-to-rent/applicable-fees

Energy Efficiency Rating		Current	Potential
100-109	A		
81-100	B		
62-81	C	76	76
43-62	D		
25-43	E		
10-25	F		
1-10	G		

Not energy efficient - higher running costs

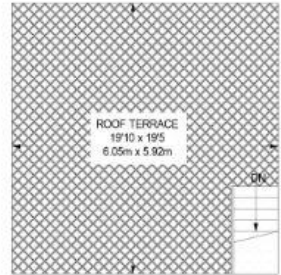
England, Scotland & Wales EU Directive 2002/91/EC

Minimum Term: 12 months
Deposit Required: Five weeks
Local Authority: Westminster
Council Tax Band: G
EPC Rating: C
Part Furnished

Chestertons Covent Garden Lettings

196 Shaftesbury Avenue
 Covent Garden
 London
 WC2H 8JF

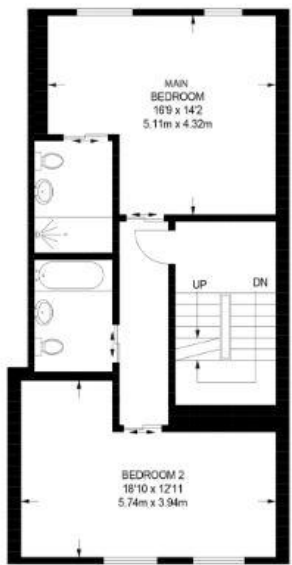
coventgardenlettingsusers@chestertons.co.uk
 02030408400



FIFTH FLOOR



THIRD FLOOR
748 SQ FT / 69.5 SQ M



FOURTH FLOOR
707 SQ FT / 65.7 SQ M

APPROXIMATE GROSS INTERNAL AREA
1456 SQ FT / 135.2 SQ M

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