

THE BRYANSTON, HYDE PARK

London, W1H



AN EXCEPTIONAL HOME IN A LUXURIOUS DEVELOPMENT

The Bryanston is a prestigious development in London, offering modern living at its finest. This flat spans 2,279 sq ft on the fourth floor, featuring a double aspect south-facing open plan reception room that is filled with natural light through floor-to-ceiling windows.



Local Authority: City of Westminster

Council Tax band: H

Tenure: Leasehold, approximately 118 years remaining

Ground rent: We have been unable to confirm the current ground rent or review period. You should make your own enquiries.

Service charge: We have been unable to confirm the current service charge or review period. You should make your own enquiries.

Guide price: £8,500,000





LUXURIOUS DETAILS



The property comprises two to three bedrooms and three bathrooms, two of which are en suite, providing luxurious living with clean lines and contemporary fixtures. The principal bedroom suite offers soft natural light and rich wood paneling.

Residents have access to amenities including a concierge, underground parking, and leisure facilities such as a gym, sauna, spa, swimming pool, and cinema. The building also includes a business lounge, co-working space, private dining room, residents' lounge, children's playroom, and 24hr security for convenience and comfort.

Located within a new development, the property offers step-free access and air filtration system, enhancing its appeal. The Bryanston is ideal for those seeking a sophisticated urban lifestyle with all the advantages of city living.





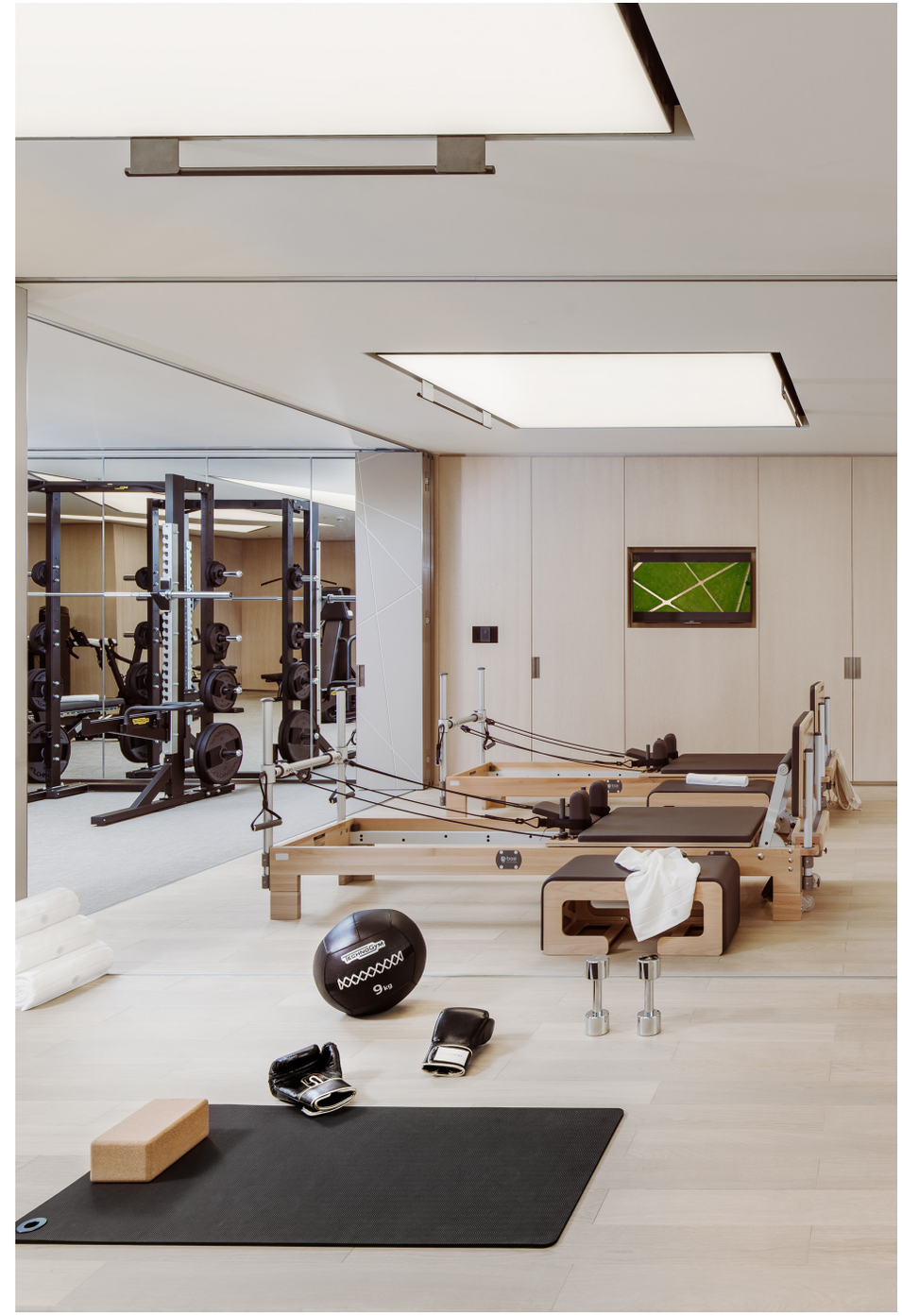




UNBEATABLE LOCATION

The Bryanston is positioned at the top end of Hyde Park, offering residents a blend of city living and green spaces. Located near Marble Arch, this property provides access to the heart of London. Marylebone, Mayfair, and Oxford Street are nearby, presenting shopping and dining options. Hyde Park offers opportunities for outdoor activities. Transport links are superb, with Marble Arch Underground Station adjacent to the property, ensuring journeys across London. Bond Street's luxury boutiques and city attractions are within reach, making this location desirable for those seeking convenience and a dynamic lifestyle. All times and distances are approximate.

Please note, we have not yet received confirmation from the client regarding certain information for this property. You should ensure you make your own enquiries regarding material information about this property.







Approximate Gross Internal Area = 211.7 sq m / 2,279 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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