



HILL STREET

Mayfair W1J



ELEGANT THREE-BEDROOM SPLIT LEVEL FLAT IN MAYFAIR

Located within a period building with concierge, the flat features high ceilings and classic architectural details that blend historic charm with contemporary comforts.



3



3



1

EPC

C



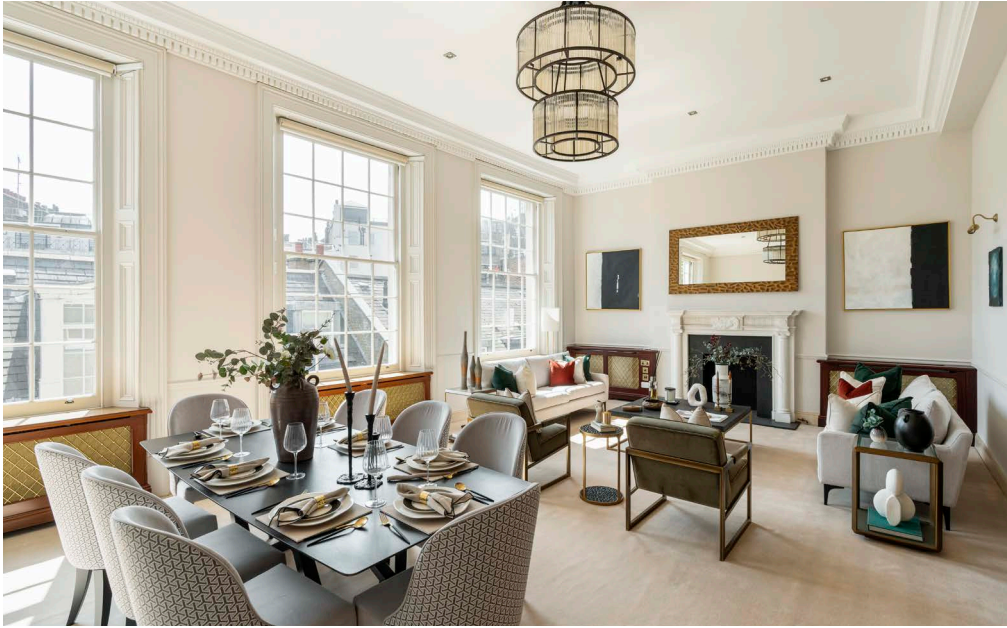
Local Authority: City of Westminster

Council Tax band: H

Tenure: Share of Freehold, approximately 976 years remaining

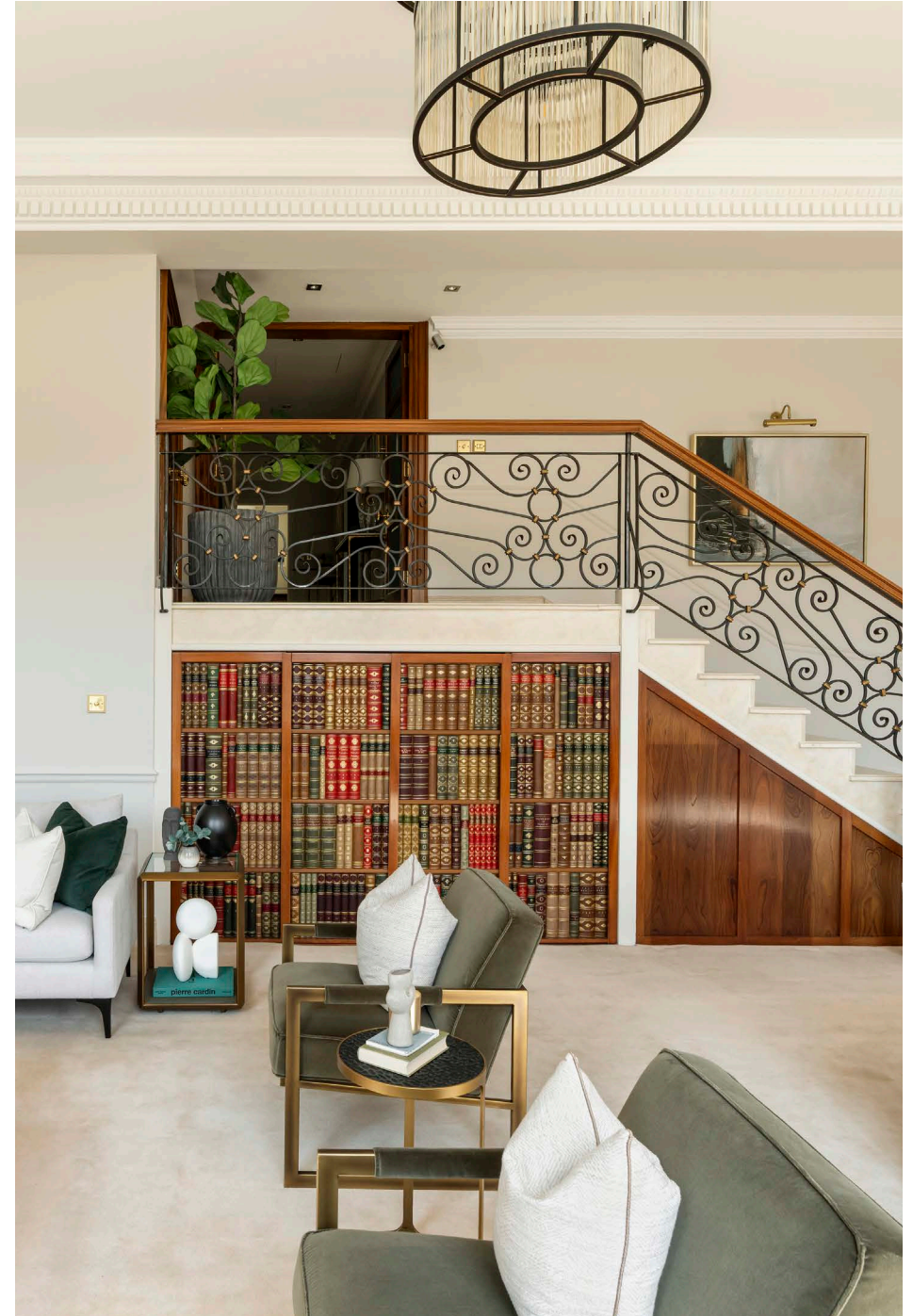
Service charge: £35,000 per annum, reviewed annually, next review due 2026

Guide Price: £5,250,000



SITUATED IN THE HEART OF CENTRAL LONDON

The open-plan living area provides ample space for relaxation and entertaining, while the kitchen includes integrated appliances and modern finishes. Each bedroom offers generous space, with the principal bedroom suite ensuring privacy. All white goods, appliances, and fixtures and fittings in the bathrooms only are included in the sale.







PRIME LOCATION FOR COMFORTABLE LONDON LIVING

Offering easy access to a vibrant neighbourhood, within 0.5 miles you will find Marylebone High Street with a diverse range of shops, cafes, and restaurants. Regent's Park is just 0.8 miles away, providing ample green space for leisure and recreation.









20
P
Pay by
Phone
020 7252 9090
or text
07860 022 225
text to 07860 022 225
to book a space
or to pay
by phone
or text

NOTICE
Parking
Suspended
From
10am
To 6pm
Please
Note
This notice is
not to be
removed

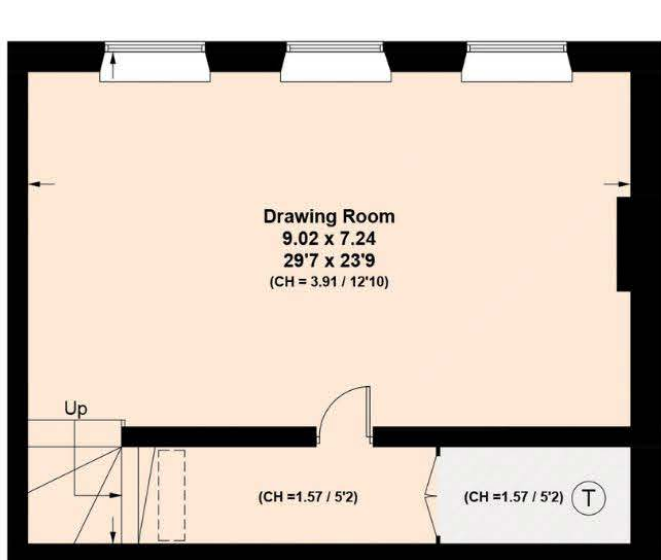
rooflights.com
part of Glazing Vision

Get the shell rooflights and roof windows
delivered to your door

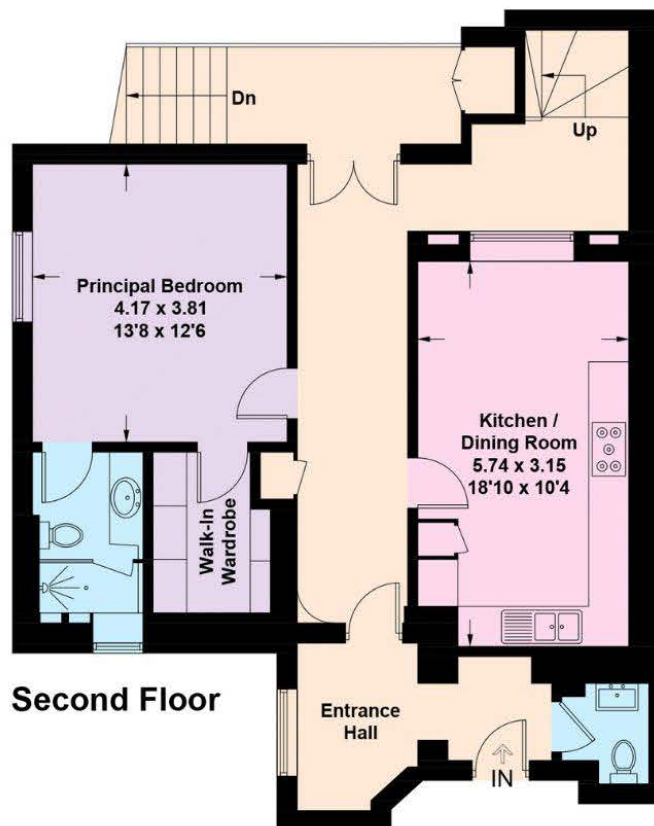
rooflights.com
the online rooflight shop

01753 770002
info@rooflights.com

20



Second Floor Half Landing



Second Floor



Third Floor



Approximate Gross Internal Area = 201.2 sq m / 2166 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)

We would be delighted
to tell you more.

Jonathan Fieldman
+44 20 7647 6615
jonathan.fieldman@knightfrank.com

Knight Frank Mayfair
44 South Audley Street
London W1K 2PX

[knightfrank.co.uk](https://www.knightfrank.co.uk)

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated May 2025. Photographs and videos dated May 2025. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.