



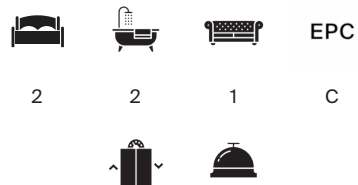
EATON HOUSE

Mayfair W1K



REFINED MAYFAIR LIVING NEAR GROSVENOR SQUARE

Elegant two-bedroom apartment with porter and lift, moments from
Grosvenor Square.



Local Authority: City of Westminster

Council Tax band: H

Tenure: Leasehold, approximately 100 years remaining

Ground rent: Peppercorn

Service charge: £17,690 per annum, reviewed every year, next review due 2027

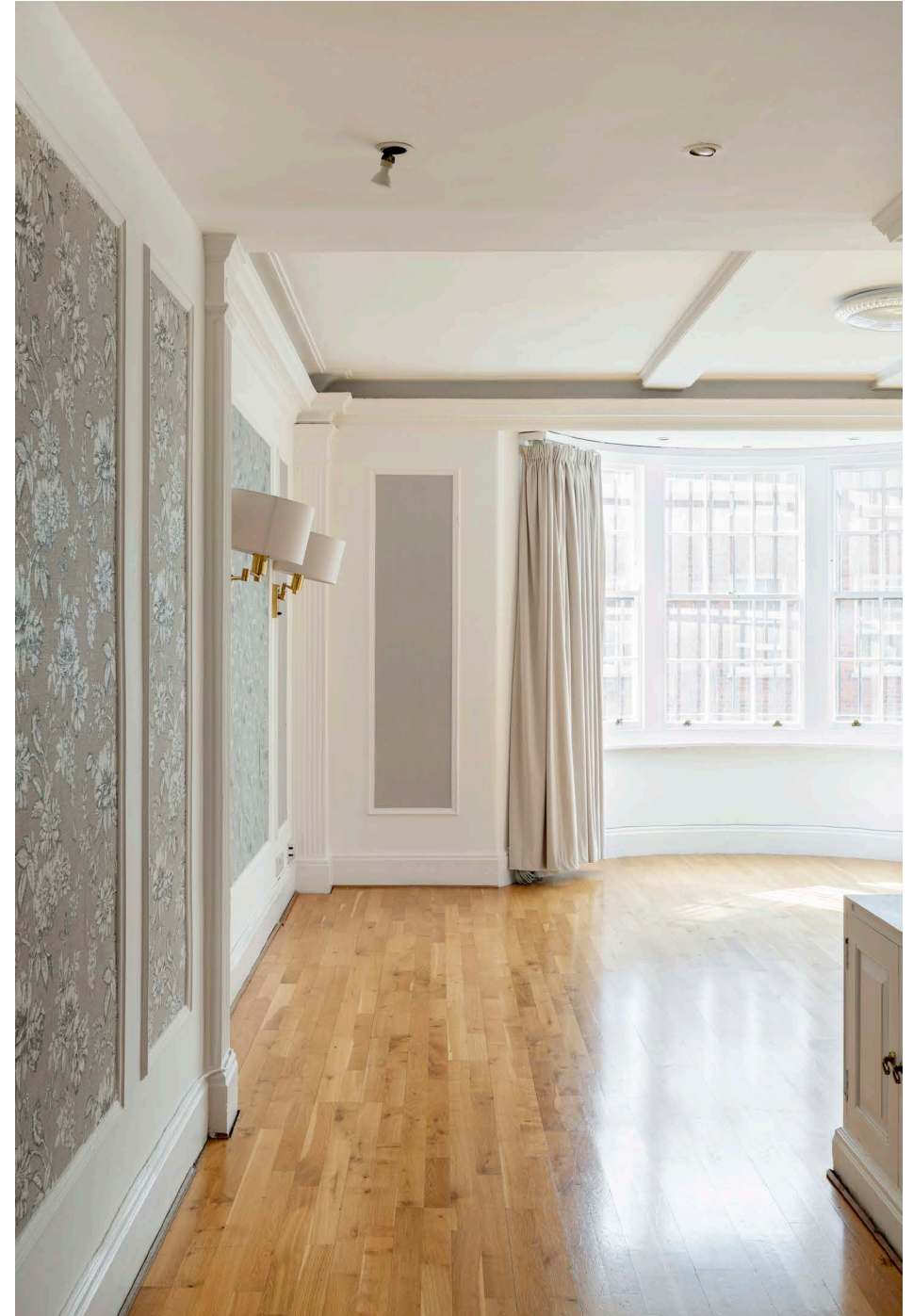
Guide price: £1,950,000



EATON HOUSE, MAYFAIR WIK

Set moments from Grosvenor Square, this elegant apartment offers refined living with two bedrooms, two bathrooms and a well-proportioned reception room. The principal bedroom is thoughtfully arranged, leading through a walk-in wardrobe into a private en-suite bathroom. A second bedroom and bathroom provide flexibility for guests or home working. Residents benefit from a porter service and lift access, ensuring comfort and security. Situated in a prestigious address close to Mayfair's boutiques, restaurants and transport links, the property combines practical layout with an exceptional central London location, ideal for professionals seeking timeless style and convenience daily living.

Upper Grosvenor Street is ideally located for the amenities of the West End, while also being well placed for Mayfair's world renowned restaurants and boutiques as well as the open spaces of Hyde Park. Transport links include Marble Arch and Bond Street for the Central and Jubilee lines.





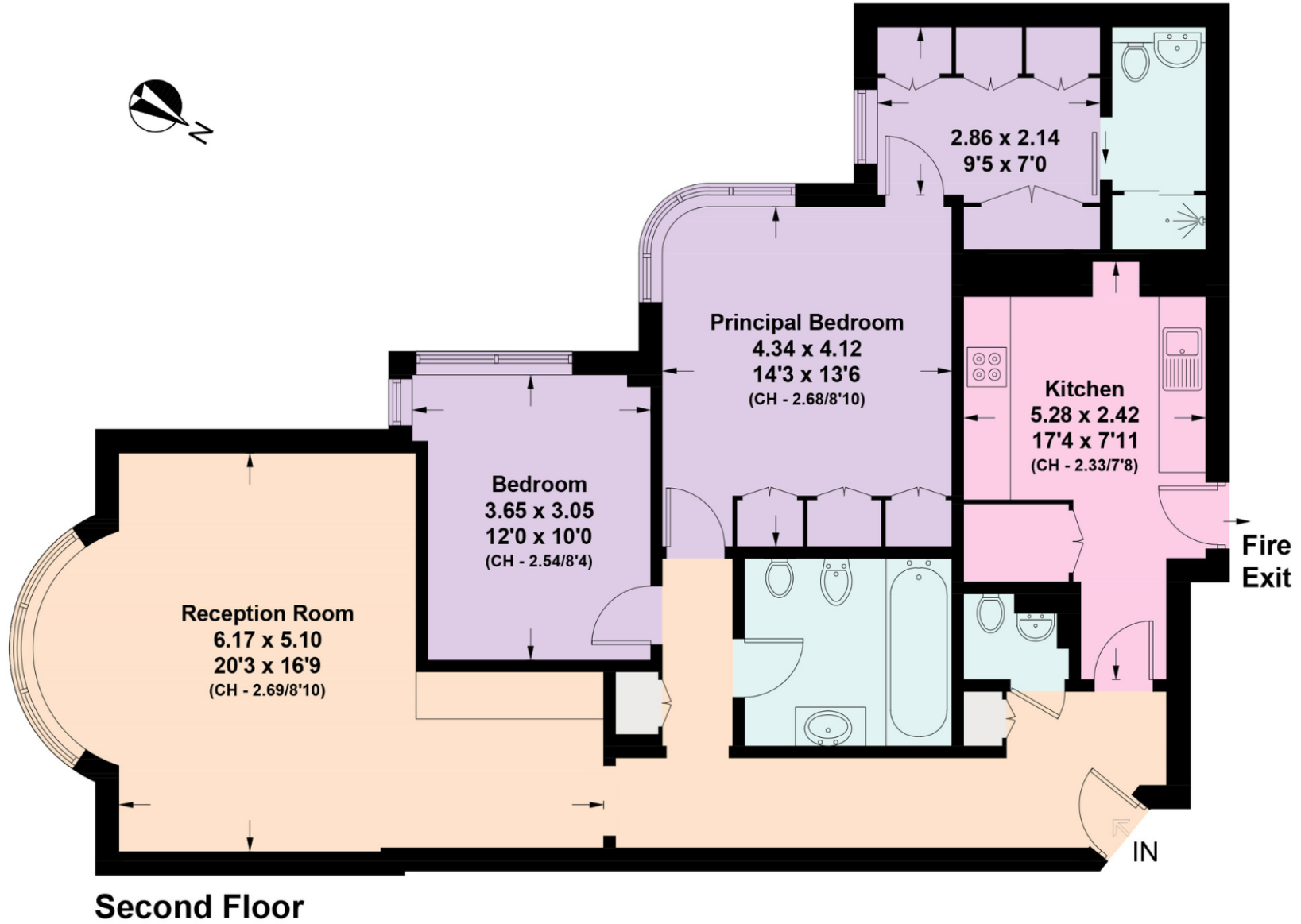


EATON HOUSE

9
EATON
HOUSE

3
EATON
HOUSE

5



Approximate Gross Internal Area = 105.3 sq m / 1,133 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.

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