



Let **UK** Home

2 Bedrooms

Flat

Located in London

£18,200 Per Month



info@letukhome.co.uk

<https://www.letukhome.co.uk/>

01795 358 886



9 Grosvenor Hill, Mayfair London

W1K 3QA



A magnificent split level duplex apartment which has been individually designed with the highest specification allowing for space and style.

Located in this small private block set within the heart of exclusive Mayfair neighbouring the famous Berkeley Square.

The apartment comprises two interconnecting reception rooms with ample dining space, a stunning eat in kitchen, guest cloakroom, two double bedrooms with en-suite bathrooms.

Alongside the bespoke fixtures and fittings is a state of the art Crestron home control system offering access to lighting, security, underfloor heating, comfort cooling and media / audio visual systems controlled via an I-Pad. The apartment has been fitted with LED televisions and an Aqua Television in the master en-suite; there are also ceiling speakers in all primary rooms allowing for music to be played from the Crestron 'home' i-Pod dock, tailored to suit your requirements and mood.

The apartment benefits from a spectacular private decked roof terrace to the rear of the property allowing for a perfect space for private entertaining.

Close by to all the exclusive amenities, including world-class shops, bars and restaurants. Hyde Park is within a short stroll. Nearby Underground stations include Bond Street and Green Park.

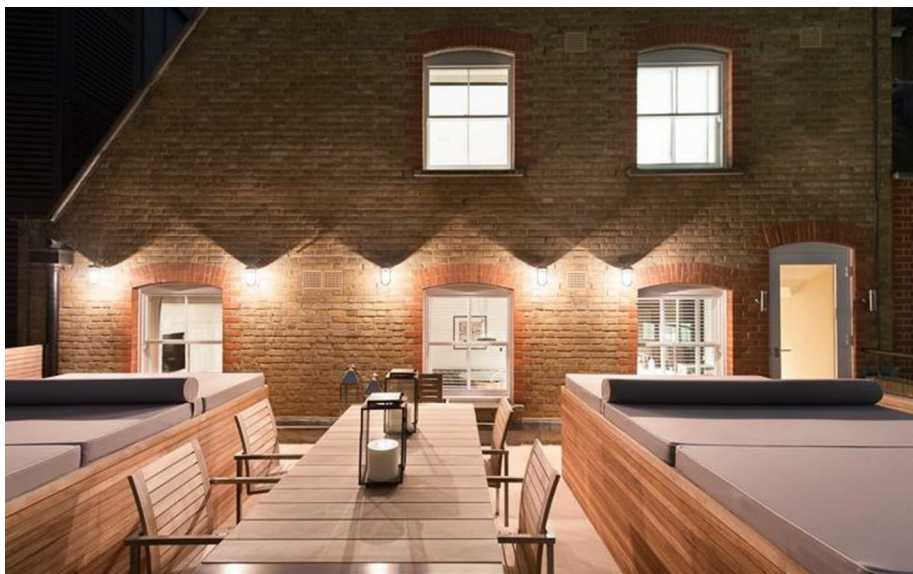
This fabulous apartment makes a fantastic central London base.

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- 2nd Floor
- Two Interconnecting Reception Rooms
- Two Double Bedrooms
- Crestron Home System | Superfast Broadband
- Video Entry
- Duplex Apartment
- Stunning Eat-In Kitchen
- Large Private Roof Terrace | Pet Friendly
- Available furnished or unfurnished
- CCTV





Let **UK** Home

3F 2 Eastbourne Terrace
Paddington
London
W2 6LG

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Council Tax Band:

Local Authority:

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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