

RUSSELL SIMPSON

Elegant three-bedroom duplex apartment in a prime Mayfair location

SOUTH STREET
MAYFAIR W1K

South Street
Mayfair W1K

£5,500,000

BEDROOMS 3	INTERNAL 2,119 SQ FT 197 SQ M	SERVICE CHARGE Approx. £25,000 pa, plus £6,000 contribution into reserve fund	COUNCIL Westminster
RECEPTION ROOMS 1		EPC D	COUNCIL TAX Band H
BATHROOMS 3 plus guest cloakroom	TENURE Share of Freehold		LENGTH OF LEASE 946 years



The Property



Beautifully designed duplex apartment in a grand mansion block presented in superb condition.

Entering the duplex on the second floor, via a lift, you step into a generous entrance hall that sets the tone for this refined home. The reception and dining room are exceptionally spacious with lofty proportions that create a superb sense of scale. Large sash windows fill the space with light and offer views across the nearby streets, while the elegant fireplace serves as a graceful focal point. Wooden floors flow throughout this level, adding warmth to the contemporary interiors.

The kitchen is thoughtfully positioned and features fitted units with dark countertops that provide a striking contrast. Twin sinks are positioned beneath windows, while modern appliances include gas cooking and integrated storage solutions. A circular glass dining table creates an informal breakfast area within the kitchen space.





Indoor Spaces

The second floor features a well-proportioned bedroom with built-in storage and an ensuite bathroom. A guest washroom provides additional convenience on this level.

On the third floor are two further bedrooms. The principal bedroom offers substantial proportions, featuring a dressing room and en-suite bathroom. The third bedroom provides generous accommodation with an ensuite shower room.









The Neighbourhood

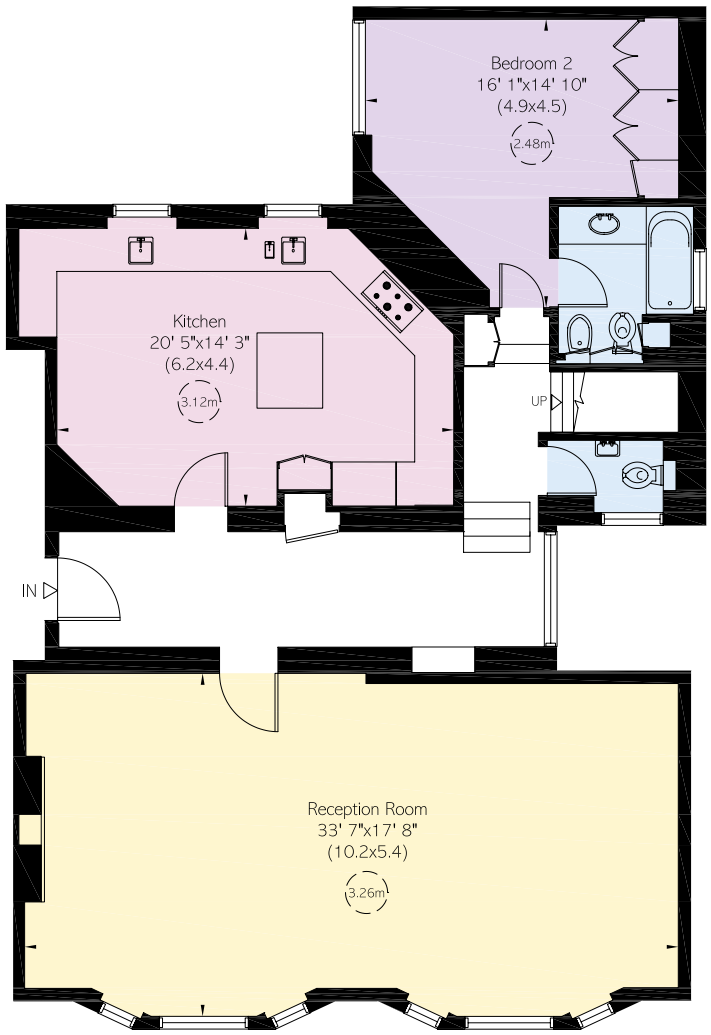
This duplex showcases restrained contemporary style throughout, with carefully considered proportions that reflect the building's grand heritage. The wooden floors, elegant fireplaces, and large sash windows create a sense of historic grandeur while maintaining modern functionality. Air conditioning throughout ensures year-round comfort.

South Street is a quiet residential address in the heart of Mayfair, moments away from the upmarket boutiques and restaurants of Bond Street and Oxford Street. The property is within easy reach of Green Park and Hyde Park, offering residents access to London's finest open spaces. Berkeley Square and Grosvenor Square are a short walk away, while Bond Street and Green Park stations provide excellent transport connections across London. The area is renowned for its sophisticated dining, world-class shopping, and proximity to many of London's most prestigious addresses.

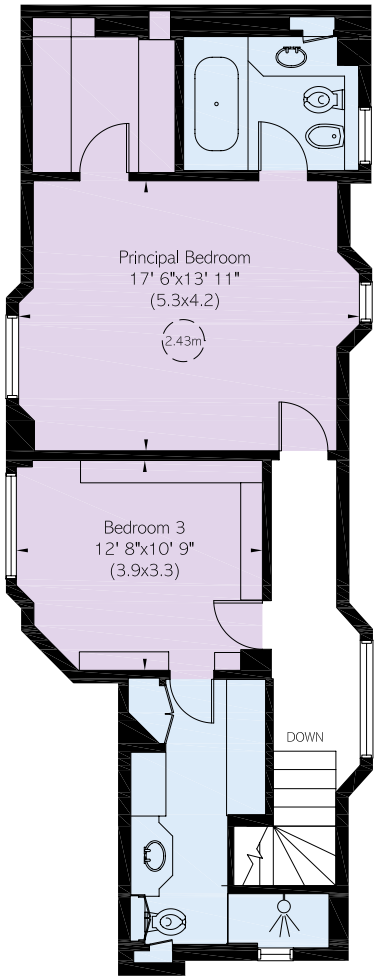
The building benefits from 24-hour porter service and lift access, ensuring comfort and security for residents in this distinguished Queen Anne mansion block.

APPROXIMATE INTERNAL AREA

2,119 SQ FT / 197 SQ M



Second Floor



Third Floor

RUSSELL SIMPSON

Contact us

+44 (0) 20 3815 9144

Email

www.russellsimpson.co.uk

Mayfair & Marylebone

50 Grosvenor Hill
London W1K 3QT

fgconsultants

020 7937 7787

www.fgconsultants.com
4 Pembroke Mews, London W8 6ER

In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only. October 2021