



## BERKELEY HOUSE

Mayfair W1J







# WHERE COMFORT MEETS CONVENIENCE

Bright and stylish portered Mayfair apartment offering  
elegant one-bedroom living in 413 sq ft.



Local Authority: City of Westminster

Council Tax band: F

Tenure: Leasehold, approximately 139 years remaining

Service charge: £13,000 per annum, reviewed every year, next review due 2027

Please note, we have not been able to confirm the ground rent. You should make your own enquiries.

**Guide price: £950,000**



## BERKELEY HOUSE, MAYFAIR W1J

Set on the seventh floor of a well-maintained portered building, this beautifully presented one-bedroom apartment offers bright, modern living in the heart of Mayfair. Spanning approximately 413 sq ft, the property features a spacious and inviting reception room, enhanced by generous natural light and an open layout ideal for both relaxing and entertaining. The separate bedroom provides a peaceful retreat, while the well-appointed bathroom offers contemporary fittings and a clean, stylish finish. The apartment's elevated position ensures a sense of privacy and tranquillity, with lift access and a day porter adding convenience. Its prime location places world-class dining, luxury boutiques, and excellent transport links just moments away, making it perfectly suited for professionals, pied-à-terre seekers, or those looking for an elegant city base. Blending comfort with exceptional Mayfair living, this property presents a fantastic opportunity in one of London's most desirable neighbourhoods.



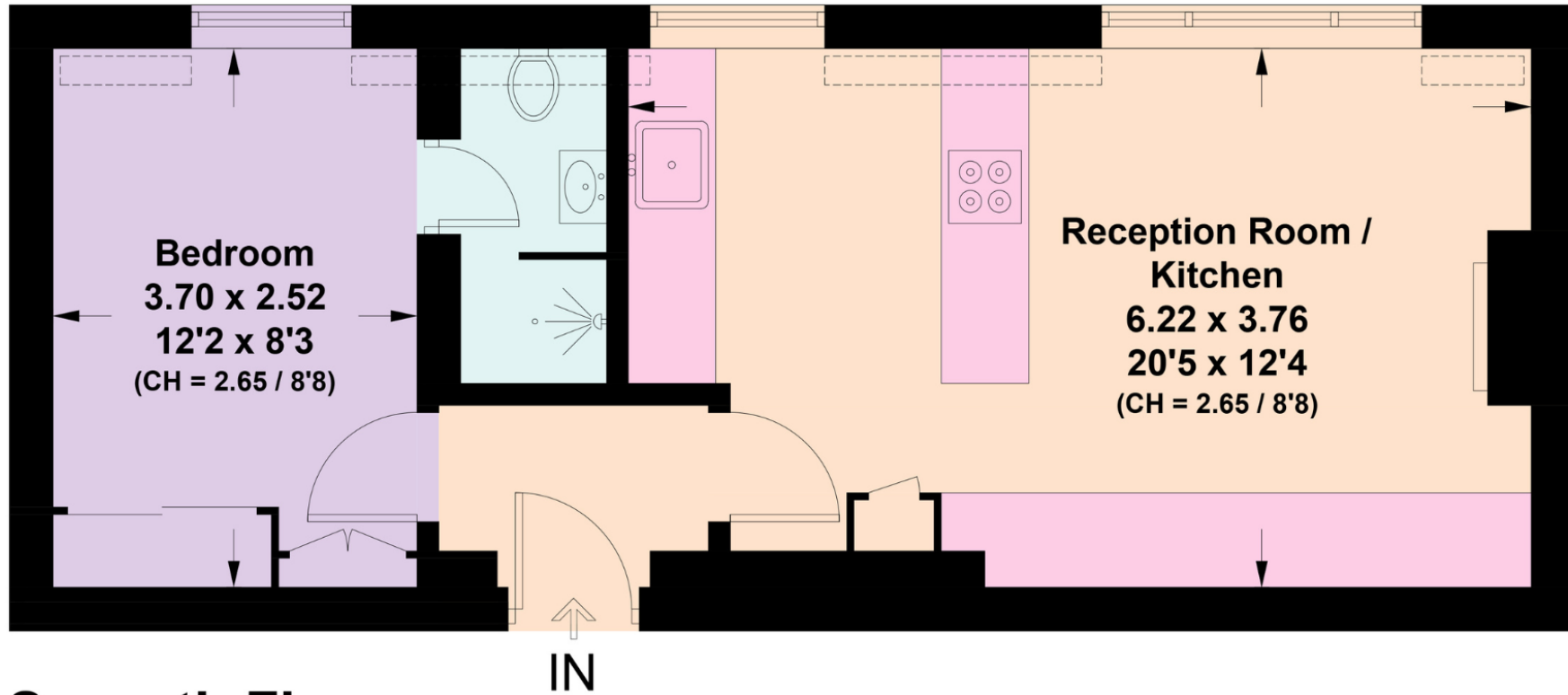








[Dashed line] = Reduced head height below 1.5m



## Seventh Floor

Approximate Gross Internal Area = 38.4 sq m / 413 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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