

Chiltern Court, Marylebone, London NW1



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An impressive lateral apartment situated on the second floor of a prestigious mansion block in Marylebone. This spacious, airy home comprises four bedrooms, two with en suite bathrooms, an additional bathroom and a separate guest WC, a bright, five-window long reception room and dining area, and a separate, modern kitchen. Further benefits include antico flooring and 24-hour concierge service in the building.

Chiltern Court is a smart, well-maintained 1930's purpose-built block located north of Baker Street. It is ideally situated for the transport links of Baker Street and Marylebone stations, the lively restaurants and boutique shops of Marylebone Village.



Asking price: £2,000,000

Tenure: Leasehold: approximately 89 years remaining

Service charge: £16,040 per annum, includes hot water, central heating and regular contribution to block maintenance/replacement works

Ground rent: £140 per annum, doubles every 25 years next is in 2037

Local authority: City of Westminster

Council tax band: G



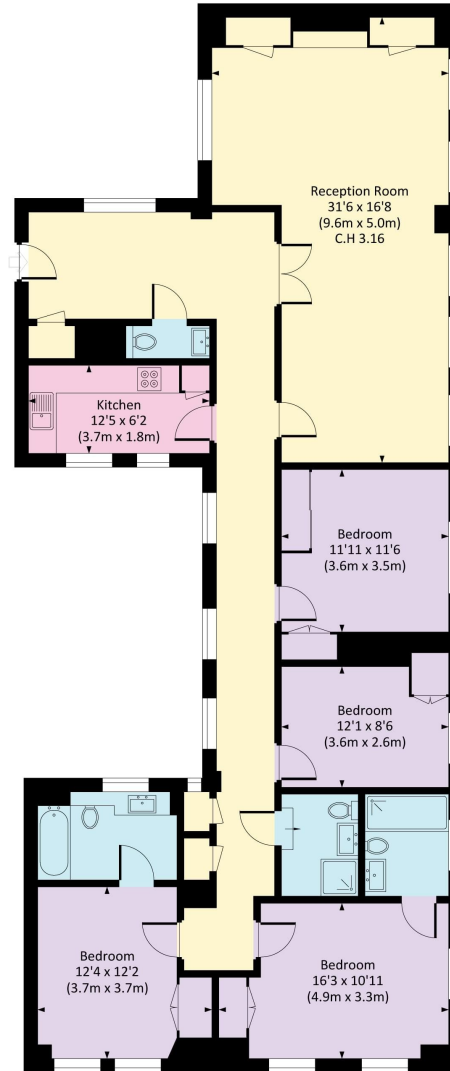


The green open spaces of Regent's Park are only a few steps away.



**Approximate Gross Internal Floor Area
156 sq m / 1,679 sq ft**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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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.
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