

Mansfield Street, Marylebone W1G



Mansfield Street, Marylebone **WIG**

A unique opportunity to purchase an exceptional terraced house in a prime Marylebone location.

This beautiful 18th century Grade II* listed Robert Adam townhouse with a three-window wide front, spans over five floors and totalling 12,221 sq.ft. The house offers impressive ceiling heights and an abundance of natural light.

This property is currently laid out as an office space, however, subject to planning, there is an opportunity to turn it into a one-of-a-kind home and own a piece in one of London's most prestigious villages.



Guide price: £13,950,000

Tenure: Leasehold: new 250 year lease

Local authority: City of Westminster

Council tax band: H

Location

Mansfield Street is one of Marylebone's most desirable streets; it parallels Harley Street and its world-renowned healthcare providers. It is only moments away from the vibrant shops and restaurants of Marylebone Village, whilst the greenery of Regent's Park is also within proximity.

With its timeless beauty and rich heritage, Mansfield Street has attracted discerning buyers and investors from around the world, making it an exclusive and coveted address. The picturesque surroundings, coupled with the convenience of city living, make this location a prime choice for those seeking the very best of London's offerings.





MANSFIELD STREET, W1G

Approx. gross internal area

11674 Sq Ft. / 1084.8 Sq M. Excluding Reduced Headroom

523 Sq Ft. / 48.6 Sq M. Outbuilding

24 Sq Ft. / 2.2 Sq M. Reduced Headroom

12221 Sq Ft. / 1135.6 Sq M. Inc. Reduced Headroom

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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I would be delighted to tell you more

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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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Particulars dated July 2023. Photographs and videos dated July 2023.

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