

# Salisbury Place, Marylebone **WIH**

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# Salisbury Place, Maryelbone **WIH**

A newly developed apartment offering comfortable living space and accommodation in Marylebone. This property showcases a principal bedroom with built in wardrobes and an en suite bathroom, a second bedroom, an additional shower room and a large, open plan reception, kitchen and dining room. The property further benefits from comfort cooling, underfloor heating, wood and tiled flooring and surround sound system.

Salisbury Place is perfectly located for the shops and restaurants of Marylebone and the green open spaces of Regent's Park. Excellent transport links from Marylebone and Baker Street stations make it easy to get around London.



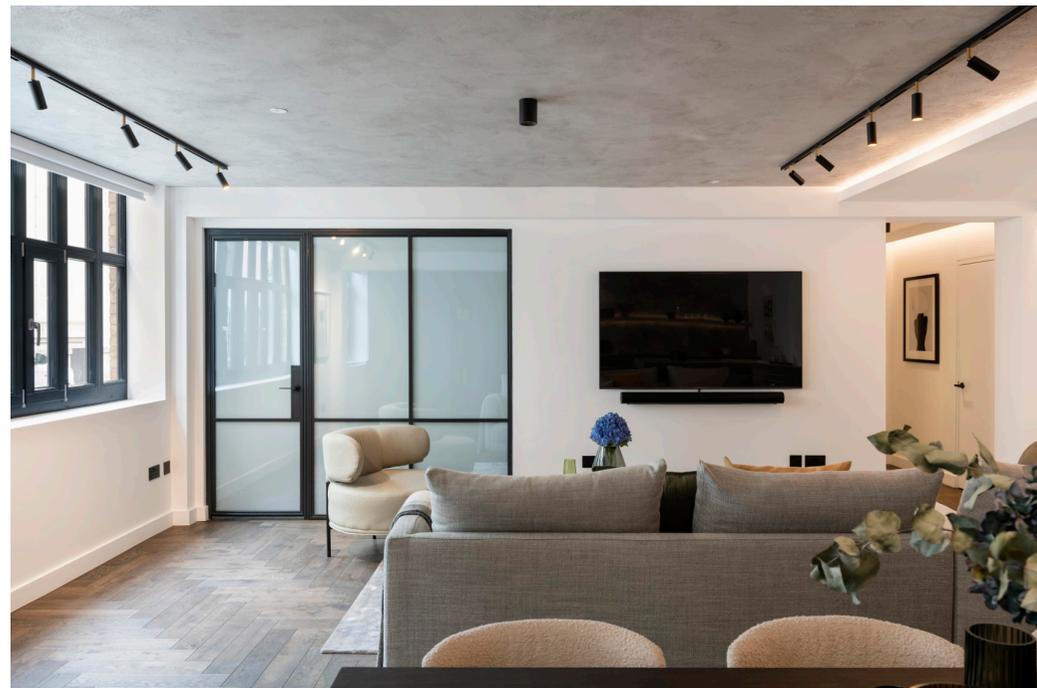
**Guide price:** £2,000,000

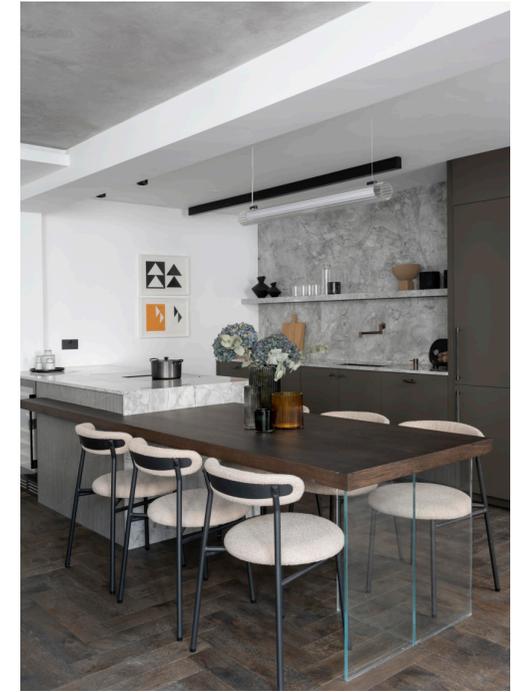
**Tenure:** Share of freehold plus leasehold, 999 years remaining

**Service charge:** £3,460 per annum, reviewed every year, next review due 2025

**Local authority:** City of Westminster

**Council tax band:** F

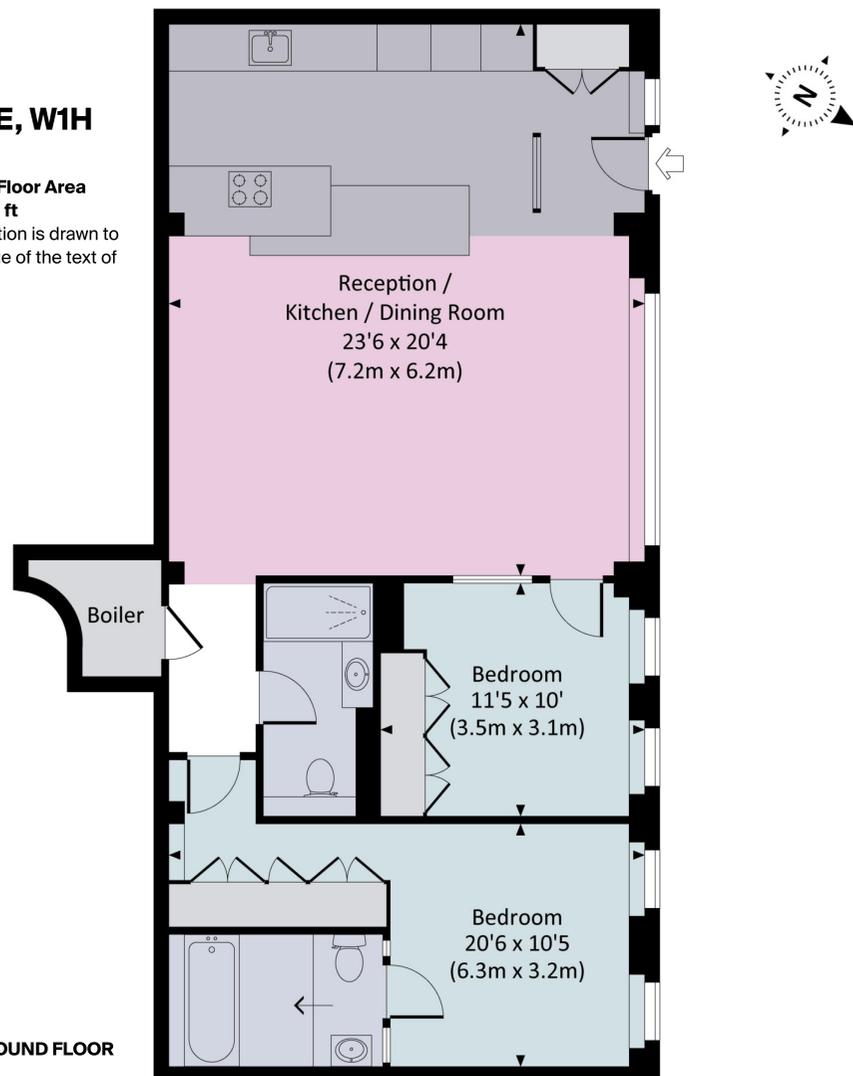




## SALISBURY PLACE, W1H

**Approximate Gross Internal Floor Area**  
**90.1 sq m / 969.81 sq ft**

This plan is for guidance only. 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.

Important Notice: 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank LLP nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated October 2023. Photographs and videos dated October 2023.

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