

Great Titchfield Street, Fitzrovia **W1W**



Great Titchfield Street, Fitzrovia **WIW**

A well proportioned flat situated on the raised ground floor of a beautiful red brick period building in a prime Fitzrovia location. This newly refurbished, bright home offers a practical layout and comprises a double bedroom, a bathroom, a spacious reception room and a separate modern kitchen. The property further benefits from large windows and wood flooring in the reception & kitchen.

Great Titchfield Street is ideally located for the shops, restaurant and world class amenities of Marylebone and Fitzrovia, as well as transport links such as Regent's Park, Gooch Street, Warren Street, making it a perfect pied à terre.



Guide price: £795,000

Tenure: Leasehold: approximately 83 years remaining

Service charge: £1,220 per annum, reviewed every year, next review due 2024

Ground rent: £324 per annum, reviewed every 10 years, next review due 2028

Local authority: City of Westminster

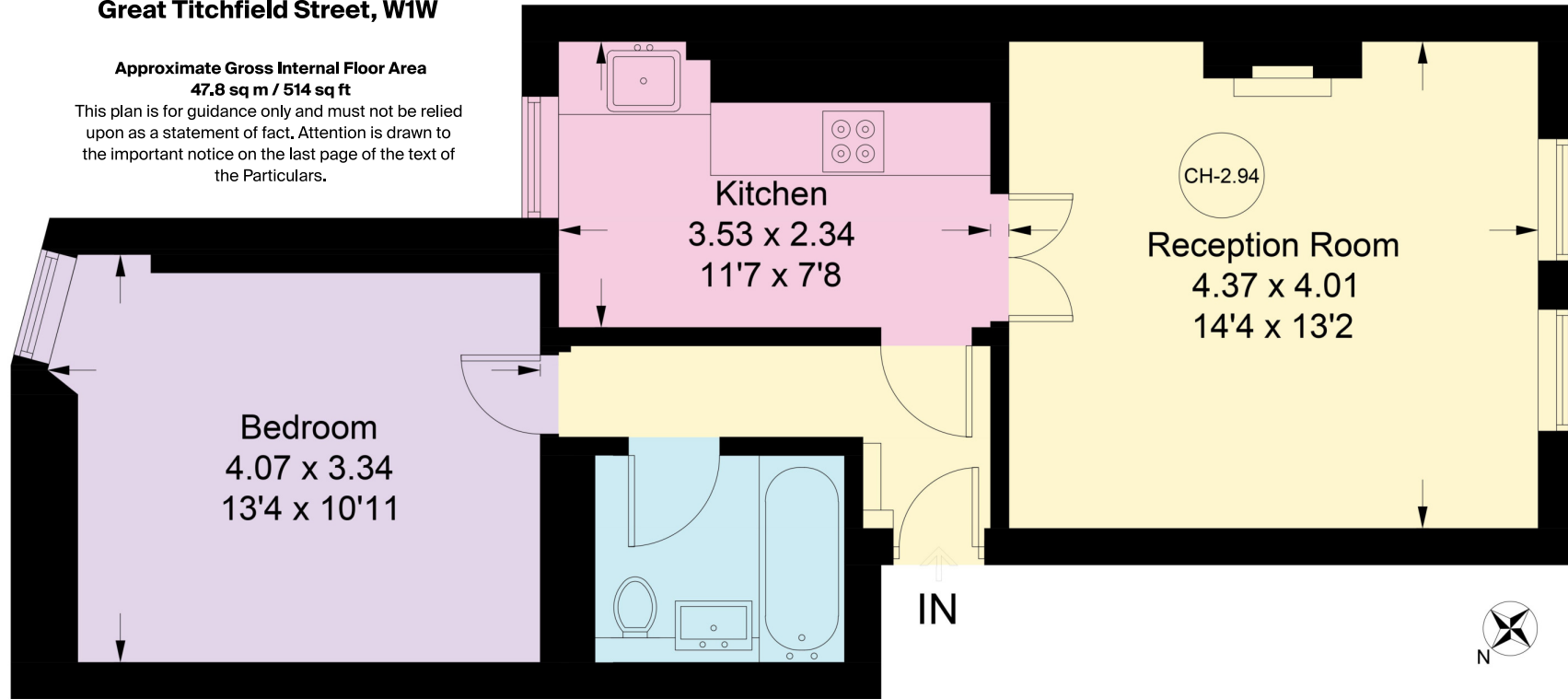
Council tax band: E



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Approximate Gross Internal Floor Area
47.8 sq m / 514 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.



Raised Ground Floor

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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 March 2024. Photographs and videos dated March 2024.
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