Knight Frank

PORTLAND PLACE

Marylebone W1B

FOUR BEDROOM APARTMENT IN PRESTIGIOUS MARYLEBONE

Discover this beautiful home set within one of Marylebone's most sought-after locations.

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Local Authority: City of Westminster

Council Tax band: H

Tenure: Leasehold: Approximately 85 years remaining. Potential to extend to 990 years (suject to freeholder agreement and associated costs)

Ground rent: £112 per annum , *please note that we have been unable to confirm the review periods. You should ensure that you or your advisors make your own enquiries.

Service charge: Approximately £36,000 per annum *

Offers in excess of : £7,000,000

EXCEPTIONAL LATERAL SPACE

This impressive and generously proportioned three/four-bedroom lateral apartment is set within a distinguished portered mansion block on Portland Place, one of Marylebone's most sought-after addresses. Located on the first floor, this thoughtfully designed property showcases elegant period features, excellent natural light, and wonderfully high ceilings. The accommodation includes three to four spacious double bedrooms, one to two dressing rooms, three bathrooms, study, a guest cloakroom, a grand reception room, a formal dining room, a breakfast room, a separate kitchen, and a dedicated laundry room. The apartment's layout provides exceptional lateral space and a superb flow between the principal rooms. Residents benefit from a porter and access to private, landscaped communal gardens which include tennis courts, offering a rare sense of tranquillity in the heart of central London. Perfectly positioned, Portland Place provides immediate access to the boutiques and restaurants of Marylebone High Street, the amenities of Oxford Street and Regent Street, and the wide-open green spaces of Regent's Park, just a short stroll away. Excellent transport connections are available, with multiple stations located nearby.

PORTLAND PLACE W1

First Floor
3312 ft²

Approximate Gross Internal Area = 307.7 sq m / 3312 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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Your partners in property

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