



Marylebone Road, Marylebone NW1



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A bright apartment situated on the seventh floor of a popular purpose-built complex in the heart of Marylebone. The property offers well-proportioned, double aspect reception room and a separate, modern kitchen and storage room. It comprises two bedrooms with built in wardrobes, one with an en suite bathroom and an additional family bathroom with a shower and bathtub. Further benefits include 24 hour portorage and a residents-only gym.

Marathon House is a wonderfully maintained building on Marylebone Road. It is within easy reach of Regent's Park and the abundant amenities including shops and restaurants of London's West End.



Guide price: £1,180,000

Tenure: Share of freehold plus leasehold, approximately 971 years remaining

Service charge: £9,949 per annum, plus £1,987 reserve fund. Reviewed every year, next review due 2025

Local authority: City of Westminster

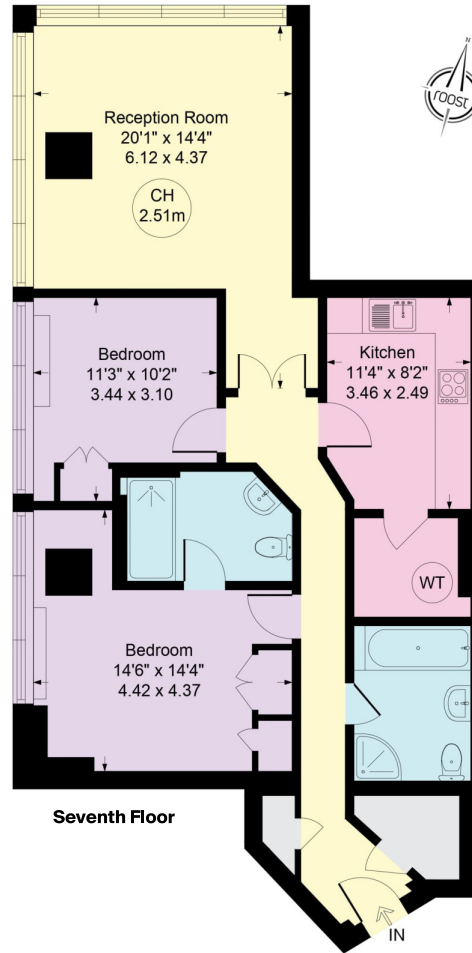
Council tax band: G





Marathon House, London, NW
Approximate Gross Internal Area = 928 sq ft / 86.19 sq m

CH = Ceiling Height



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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Particulars dated January 2025. Photographs and videos dated May 2021.
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