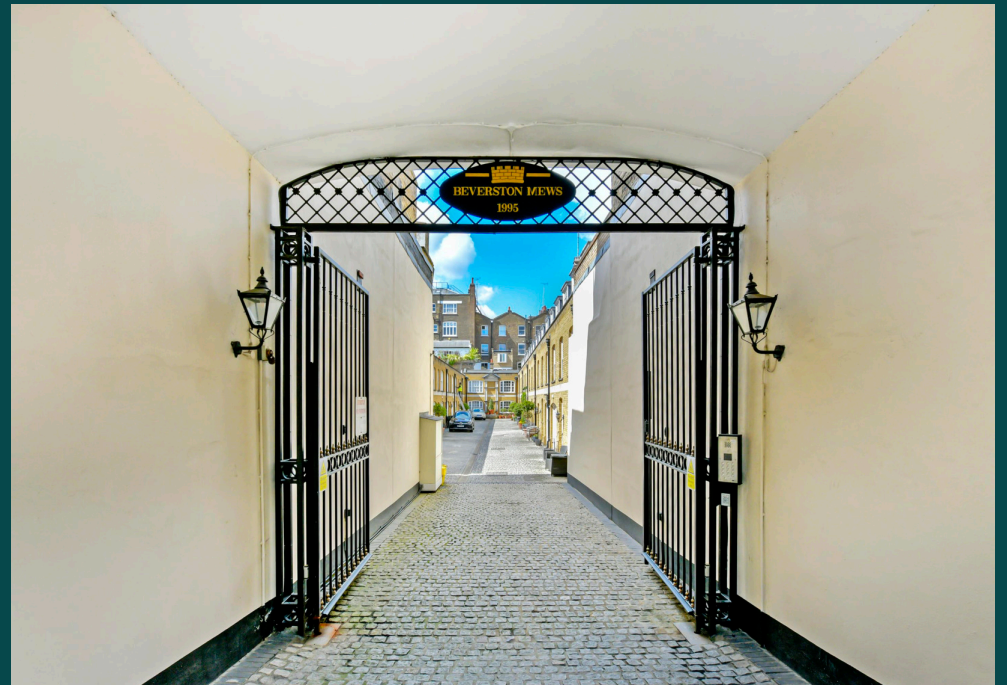




Beverston Mews, Marylebone, London **WIH**

Beverston Mews, Marylebone, London **WIH**

An excellent freehold townhouse located in a quiet gated mews in the heart of Marylebone. This modern home showcases an abundance of accommodation and entertaining space spread across three floors; four bedrooms, a study, which can be converted into a fifth bedroom, three bathrooms, an additional guest toilet, a bright open-plan kitchen with a pantry and a reception room. The property further benefits from a terrace and a garage with extra storage. Beverston Mews is a private gated development of 12 houses and is perfectly located for the world class amenities of Marylebone and Mayfair, and the green open spaces of Hyde Park and Regent's Park. Excellent transport links from Baker Street, Edgware Road, Marylebone and Marble Arch stations.



Guide price: £3,400,000

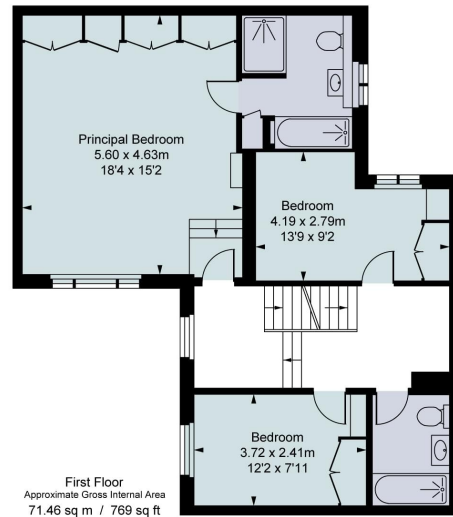
Tenure: Freehold

Service charge: £927 per annum and subject to change

Local authority: City of Westminster

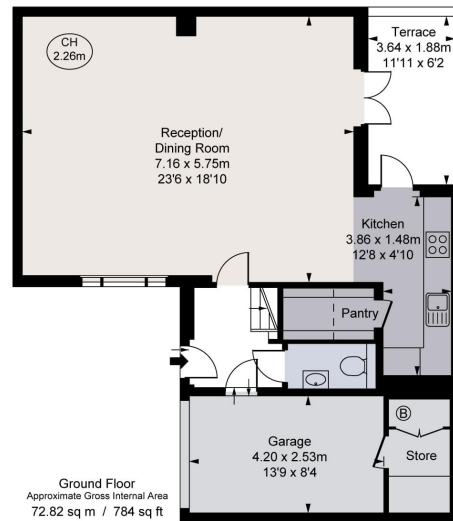
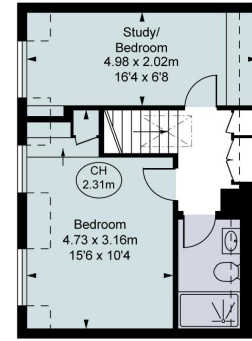
Council tax band: H





Approximate Gross Internal Floor Area
177,2 sq m / 1,908 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.



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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 July 2022. Photographs and videos dated July 2022.

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