

Cleveland Street, Fitzrovia **WIT**

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# Cleveland Street, Fitzrovia **WIT**

A modern lateral apartment on the 8th floor of a prestigious new development in Fitzrovia. This elegant home showcases a bright open plan kitchen/living room with floor to ceiling windows and access to the balcony, a principal bedroom with a dressing area and en suite bathroom, a second bedroom and an additional family shower room. The apartment further benefits from underfloor heating and comfort cooling system. Residents of 101 on Cleveland benefit from 24 hour concierge service, residents' gym and lounge access.

Cleveland Street is ideally located for the lively shops and restaurants of Fitzrovia and Marylebone, as well as the green open spaces of Regent's Park.



**Guide price:** £2,200,000

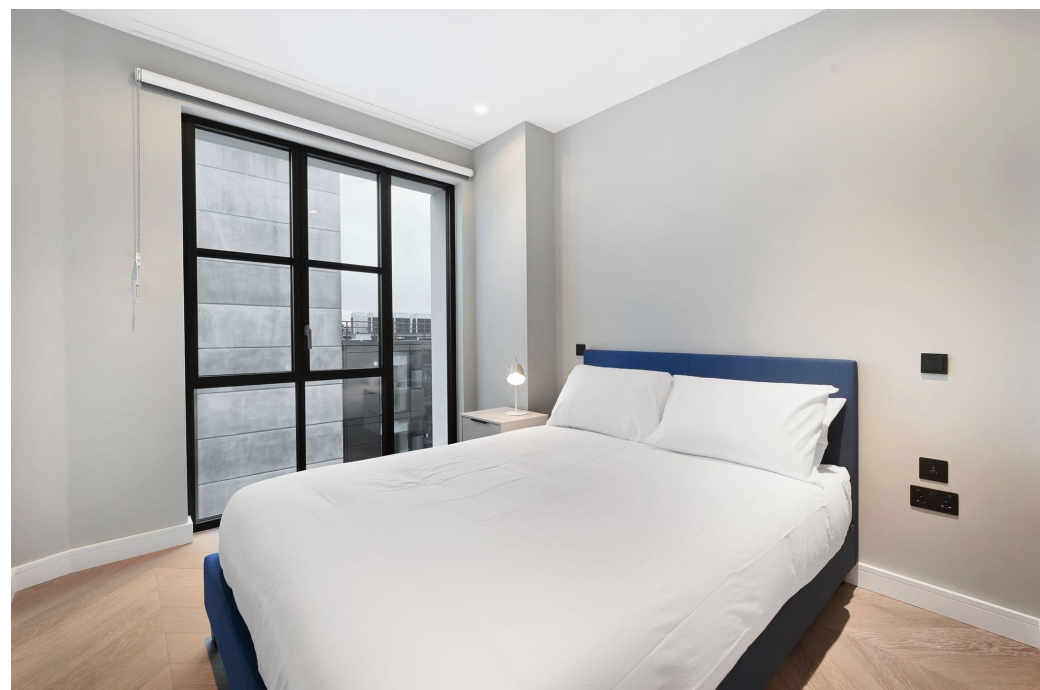
**Tenure:** Leasehold: approximately 245 years remaining

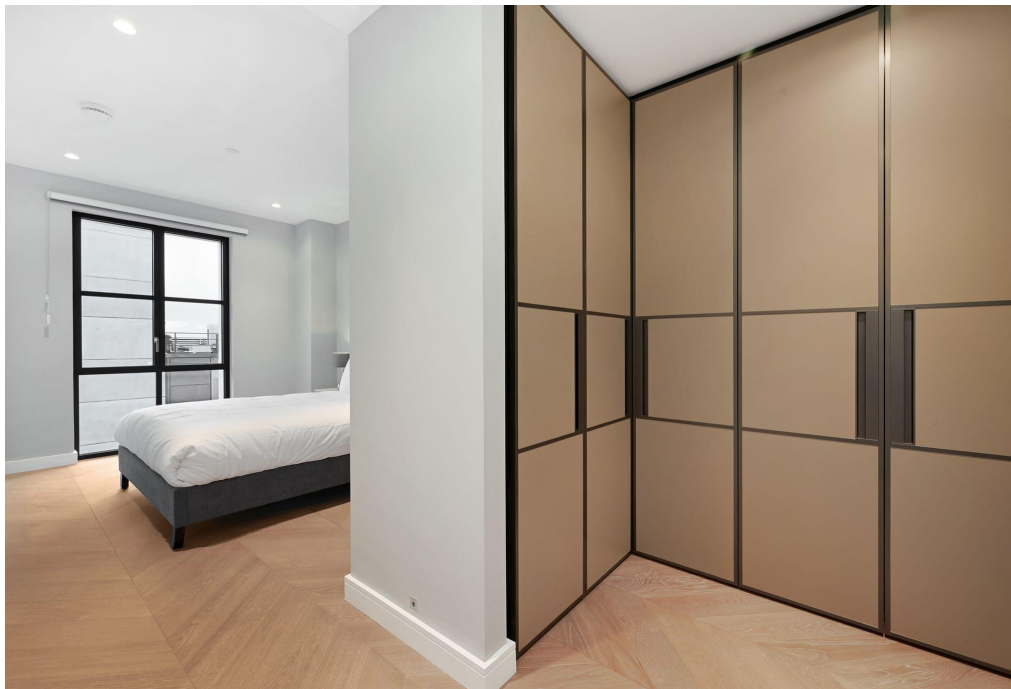
**Service charge:** £11,645.60 per annum, reviewed every six months, next review due 2024

**Ground rent:** £250 per annum. We have been unable to confirm the review period.

**Local authority:** City of Westminster

**Council tax band:** G

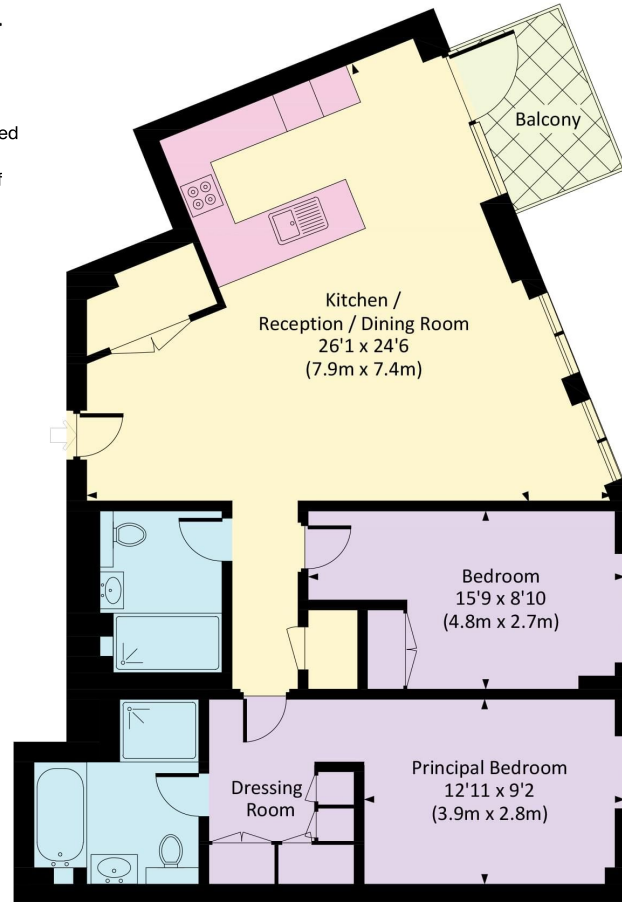




## CLEVELAND STREET, W1T

Approx. gross internal area  
928 Sq Ft. / 86.2 Sq M.

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.



EIGHTH 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 October 2023. Photographs and videos dated October 2023.

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