

New Cavendish Street, Marylebone **WIW**



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A charming apartment located on the top floor of a prestigious stone-fronted, period mansion block. This delightful home comprises an entrance hall with built-in storage, reception room, dining room, fully fitted kitchen, principal bedroom with en suite shower room, two further bedrooms, bathroom and an additional shower room.

The property is situated at the eastern end of New Cavendish Street between Portland Place and Hallam Street, ideally for the boutique shops and restaurants of Marylebone Village, the green open spaces of Regent's Park and the world-class shopping and entertainment amenities of the West End. Nearby transport links include Regent's Park and Great Portland Street underground stations.



Guide price: £2,000,000

Tenure: Leasehold: approximately 88 years remaining

Service charge: Approximately £10,200 per annum, reviewed every year, next review due 2025

Ground rent: Included in the service charge

Local authority: City of Westminster

Council tax band: G

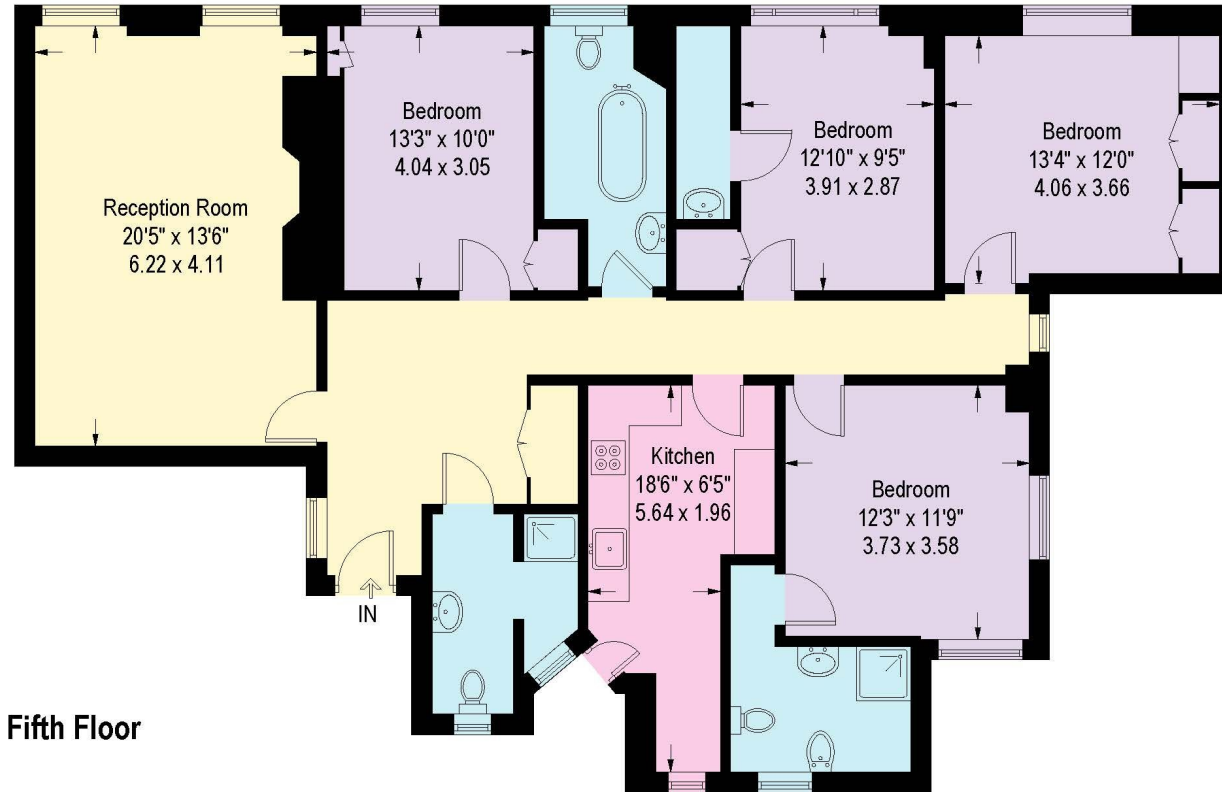




New Cavendish Street, W1W

Approximate Gross Internal Floor Area
136.2 sq m / 1,466 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.



Fifth 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 June 2020.

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