



Aldburgh Mews, Marylebone, London **W1**

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A fully renovated mews house set in a gated courtyard development moments from Oxford Street. This beautiful three bedroom home comprises a spacious principal bedroom on the top floor with an en suite bathroom and direct access to the balcony. There are two additional bedrooms, another bathroom, a separate guest WC, a bright reception room, a spacious, fully fitted kitchen and dining room. The property also benefits from a secure underground car parking space and a private balcony.

Aldburgh Mews is ideally located to the lively restaurants and coffee shops of Marylebone and the world-renowned shops of Regents Street, Oxford Street and Mayfair. The green open spaces of Hyde Park are also within walking distance.



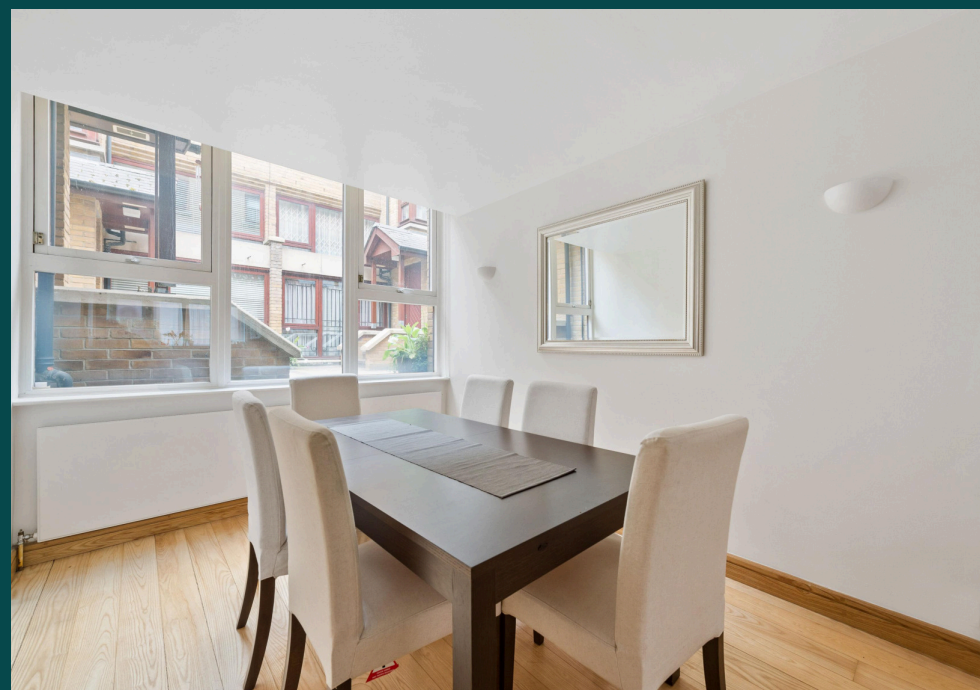
Guide price: £2,000,000

Tenure: Leasehold: circa 967 years remaining

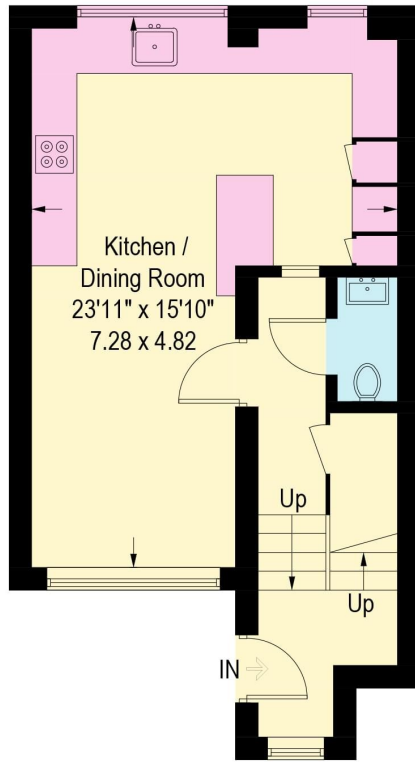
Service charge: £3,600 per annum, review period to be confirmed

Local authority: City of Westminster

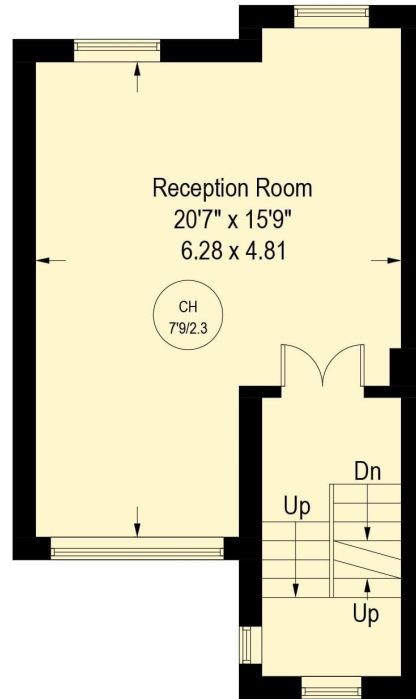
Council tax band: G



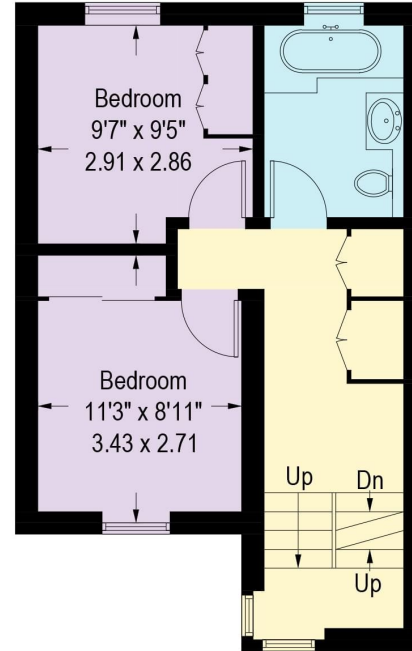




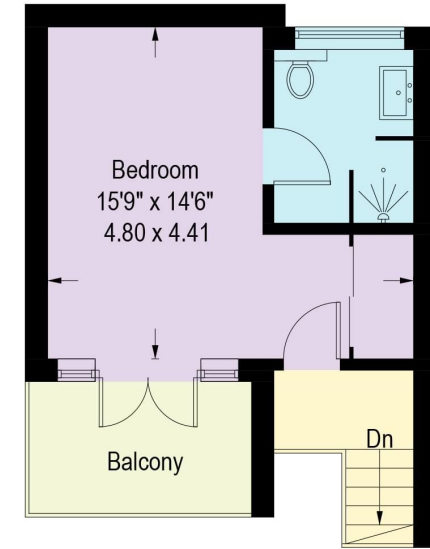
Ground Floor



First Floor



Second Floor



Third Floor

Approximate Gross Internal Floor Area 132 sq m / 1,423 sq ft

External area 5 sq m / 56 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.
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