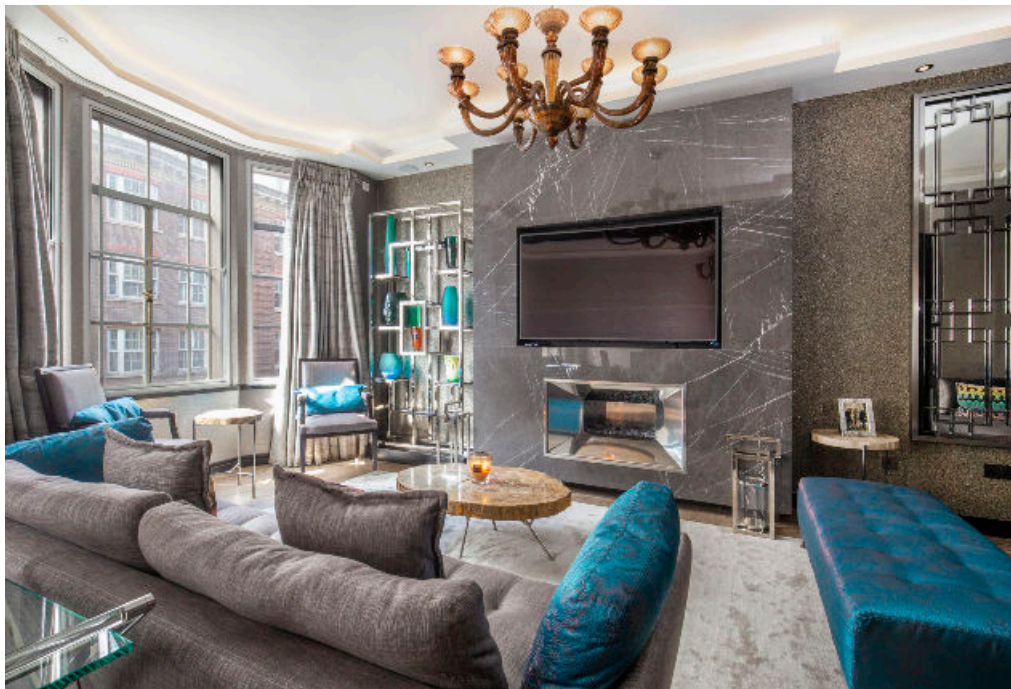




Berkeley Street,  
Mayfair

WJ





## A stylish two bedroom apartment for sale in Mayfair.



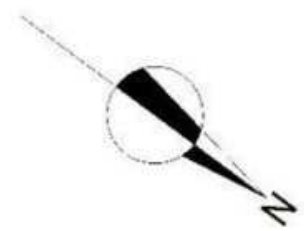
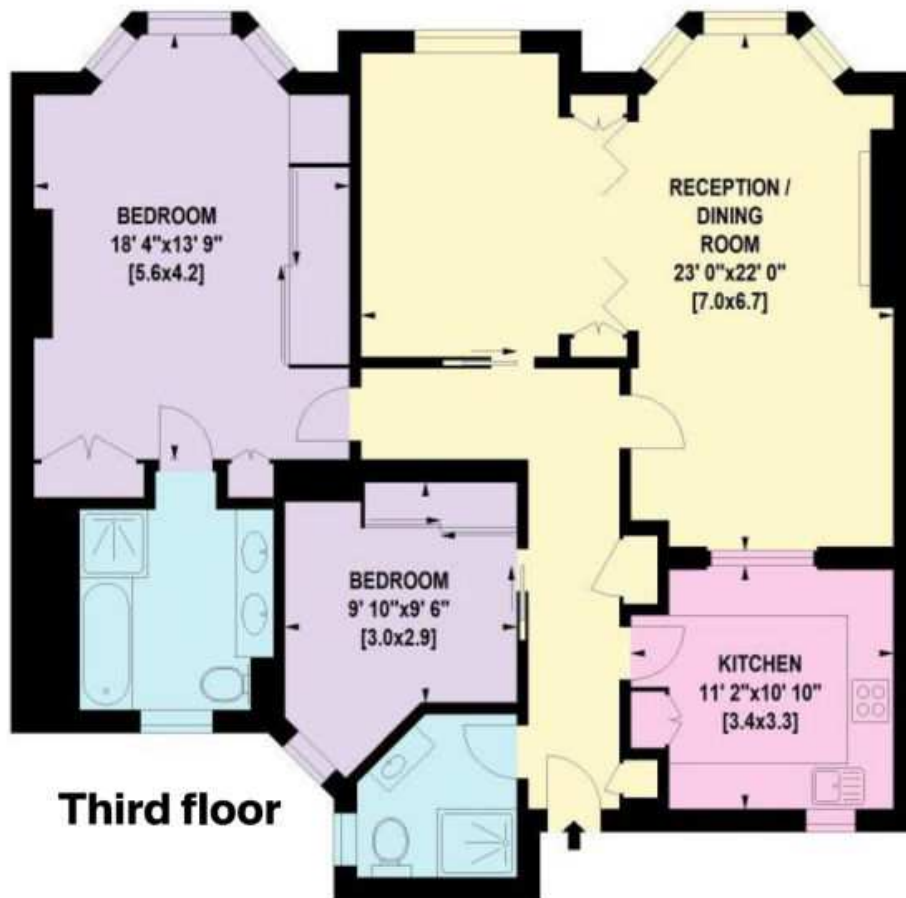
Guide price  
**£3,200,000**

Leasehold: approximately 973  
years remaining



Located on the third floor of a portered building, this stylish and elegant lateral apartment extends to approximately 1,152 sq ft. Offering well sized and spacious living accommodation, the apartment boasts a large open plan reception/dining room with original wooden flooring and a bay window overlooking bustling Berkeley Street, as well as allowing for plentiful natural light, contributing to the bright feel of the apartment. The generously sized modern style kitchen offers fully integrated and fitted appliances and features granite marbling worktops.

The apartment further comprises two generously sized bedrooms, featuring fitted wardrobe units, an en suite bathroom designed using classic stone marbling, as well as a shower and WC, and a further second bathroom.



**Approximate Gross Internal Floor Area  
107 sq m/1152 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

**Third floor**

Knight Frank  
Mayfair  
120a Mount Street,  
London W1K 3NN

Knight Frank

**I would be delighted to tell you more.**

**Jonathan Fieldman**  
020 7647 6615  
jonathan.fieldman@knightfrank.com

[knightfrank.co.uk](https://www.knightfrank.co.uk)



**Connecting people & property, perfectly.**

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 [March 2021]. Photographs and videos dated [March 2021].

Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN where you may look at a list of members' names. If we use the term 'partner' when referring to one of our representatives, that person will either be a member, employee, worker or consultant of Knight Frank LLP and not a partner in a partnership. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to [marketing.help@knightfrank.com](mailto:marketing.help@knightfrank.com) or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.