



Chesterfield House, Mayfair **WIK**



Chesterfield House

South Audley Street W1K

Finished to an excellent standard throughout, this one bedroom property would make an ideal London pied-a-terre. The apartment comprises a well-proportioned reception room, finished with elegant parquet flooring (with acoustic underlay) edged with Poplar wood and an antique 1940s French crystal chandelier. The brand new, bespoke kitchen features oak cupboards with Buster & Punch solid brass handles, Carrera marble work surfaces and has been fully integrated with Siemens appliances. The double bedroom boasts a bespoke fitted oak wardrobe with soft close doors and LED lighting and there is a separate bathroom, fitted with a Duravit bathroom suite, Samuel Heath taps, motion sensor lighting and Fritz Fryer vintage style wall hung lights.



Guide price: £1,250,000

Tenure: Share of freehold plus leasehold, 85 years remaining

Service charge: £5,100 per annum, reviewed every year, next review due 2024

Ground rent: £25 per annum, reviewed every year, next review due 2024

Local authority: City of Westminster

Council tax band: E





Additional features also include new wiring and electrics throughout, floor lighting in hallway, brand new windows throughout, Forbes & Lomax sockets, light switches and data points.

Location

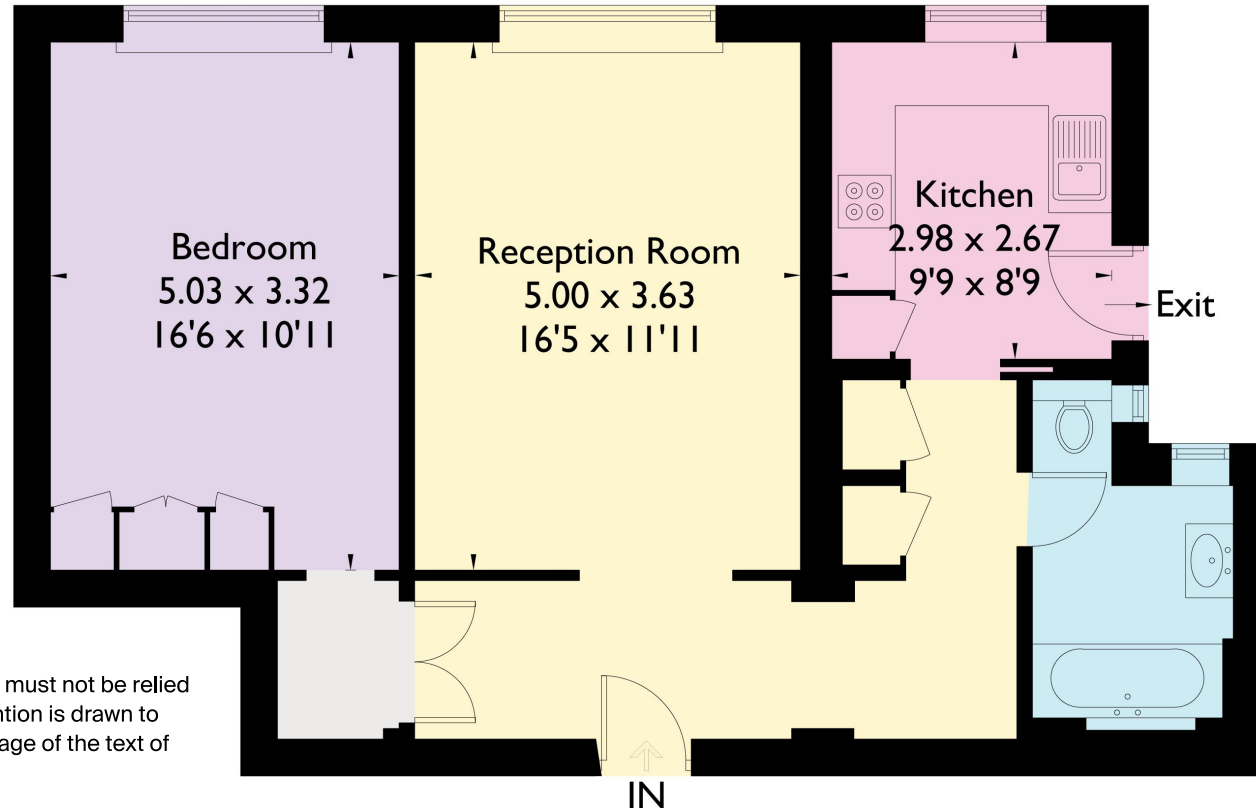
Chesterfield House is located in the centre of Mayfair, just off Curzon Street and parallel to prestigious Park Lane and close to bustling Piccadilly. Local transport links include Green Park tube station (0.3 miles) for the Jubilee, Victoria and Piccadilly lines. All distances are approximate.





Flat 26, Chesterfield House, South Audley Street, W1K 1HA

Approximate Gross Internal Area = 66.5 sq m / 716 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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First 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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