



Glendore House, Clarges Street, Mayfair **W1J**

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# Glendore House

## Clarges Street W1J

Boasting luxurious living spaces and unparalleled convenience, this apartment spans across the top floor of a beautifully maintained building, providing an elegant and private haven in the heart of London.

Step inside and be welcomed by the immaculate interior, which has been finished to a modern standard. The spacious and bright living area boasts large windows that flood the space with natural light and offer views across Mayfair. The well-appointed kitchen is perfect for cooking up a storm, with high-end appliances and plenty of storage space. The sleeping quarters include four generously proportioned bedrooms, each designed for maximum comfort and relaxation. The stylish and contemporary bathrooms are finished with top-quality fittings and fixtures. One of the major highlights of this penthouse is the roof terrace, which offers the perfect setting for al fresco dining or entertaining guests.



**Guide price:** £7,950,000

**Tenure:** Leasehold: approximately 174 years remaining

**Service charge:** £20,000 per annum

**Ground rent:** peppercorn

**Local authority:** City of Westminster

**Council tax band:** H

## Location

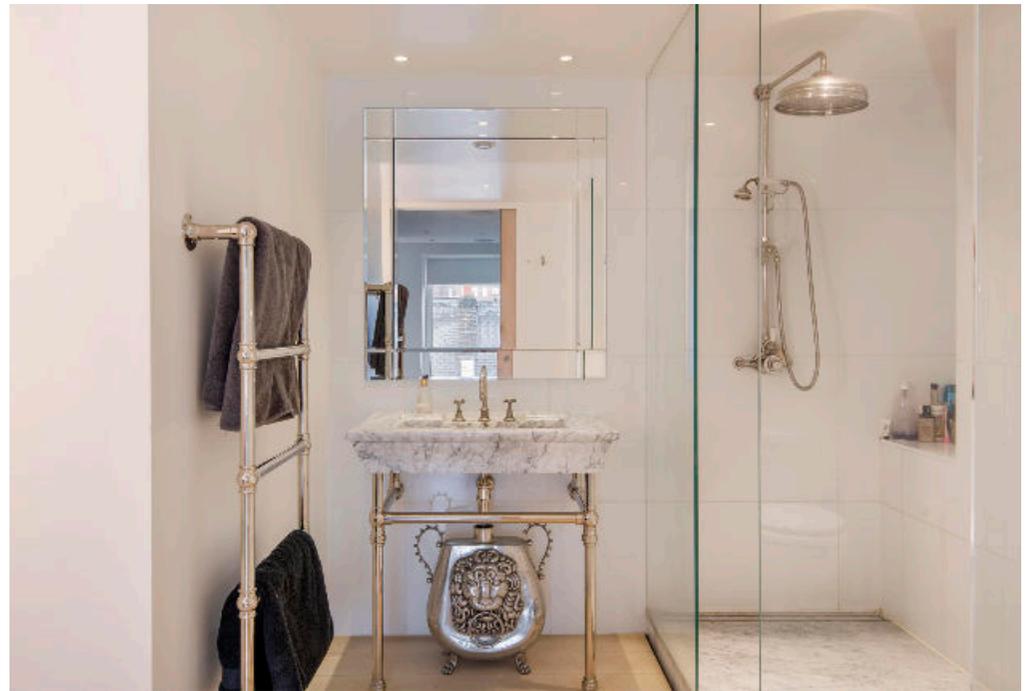
Running between Piccadilly and Curzon Street, Clarges Street is exceptionally well located for a large range of renowned restaurants, bars and hotels including The Ritz, The Wolseley and Nobu. The property benefits from excellent nearby transport links including Green Park tube station (Piccadilly, Victoria and Jubilee lines), and Bond Street (Central, Jubilee, and Elizabeth lines) All distances are approximate.

Additional features of this magnificent property include private parking and a dedicated concierge for the building.

\*Please note we have been unable to obtain the service charge review periods. You will need to make your own enquiries.

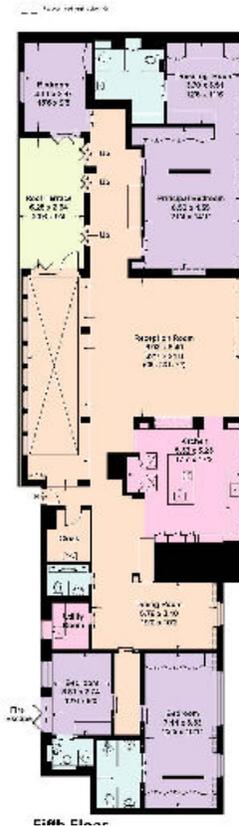






## Glendore House, W1J

Approximate Floor Area = 305.1 sq m / 3282 sq ft  
Including Limited Use Area (5.2 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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I would be delighted to tell you more

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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 2023. Photographs and videos dated March 2023.

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