



North Audley Street, Mayfair **WIK**

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# Studio apartment in Mayfair

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This studio apartment is located within a charming Victorian building in the heart of Mayfair. It is a lower ground floor property, offering a bright open plan living space.

Accommodation comprises a good sized reception area with an open plan kitchen, a double bedroom area with excellent storage, a modern bathroom, and a terrace. The property also benefits from a fibre broadband connection.

North Audley Street is located south of Oxford Street which is home to many world famous shops. The luxury boutiques and restaurants of Mayfair are also close at hand, with an array of private members' clubs and art galleries on the doorstep.



**Guide price:** £720,000

**Tenure:** Share of Freehold with an underlying lease of 982 years remaining

**Service charge:** £1,424 per annum, reviewed every year, next review due 2025

**Ground rent:** Peppercorn

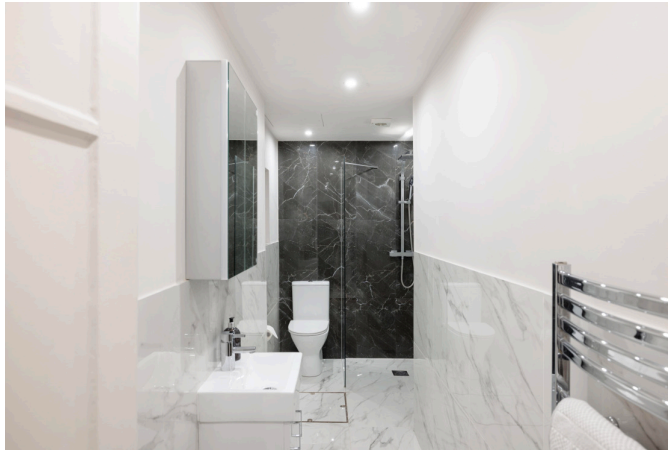
**Local authority:** City of Westminster

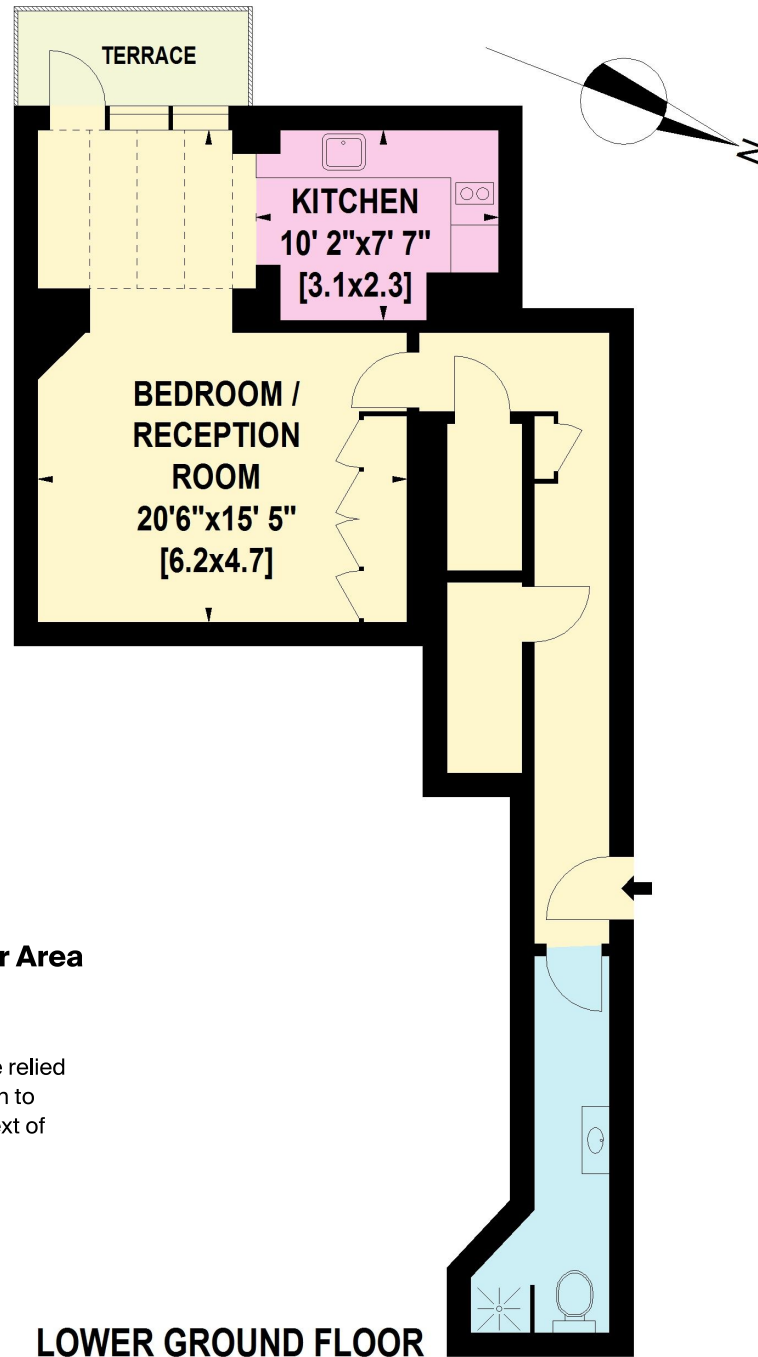
**Council tax band:** E



Grosvenor Square and Hyde Park offer plenty of green space nearby, and excellent local transport links include Marble Arch Underground (Central line) and Bond Street Underground (Central, Elizabeth and Jubilee lines).







**Approximate Gross Internal Floor Area  
53 sq m / 571 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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Particulars dated November 2024. Photographs and videos dated May 2022.

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