



DEVONSHIRE PLACE, MARYLEBONE, W1G
£1,395 per week*

Carter Jonas

LOWER GROUND FLOOR, DEVONSHIRE PLACE, MARYLEBONE, LONDON, W1G 6JL

- 2 Bedrooms
- 2 Bathrooms
- Eat-In Kitchen
- Living Room
- Private Terrace
- G-Network is included in the rent
- Unfurnished or furnished at additional cost

THE PROPERTY

This apartment offers a fantastic living space with a large eat-in kitchen and separate living room which opens out to a lovely private terrace. The master bedroom has a great en suite bathroom with bath and separate shower cubicle. There is a second bedroom and bathroom.

The property is professionally managed by the Howard de Walden Estate.

Available for long term rental on an unfurnished basis, or furnished (at separate cost)

Devonshire Place is enviably close to Marylebone High Street, which is only two blocks away, and is also a few minutes' walk from the green open spaces of Regent's Park. It is also conveniently located near all the West End's shopping and entertainment options. Baker Street Underground Station (Bakerloo, Jubilee, Metropolitan, Circle, and Hammersmith & City lines), Regents Park Station, and Warren Street Station are all in proximity.

The Howard de Walden Estate is a renowned property portfolio situated in the heart of Marylebone, London, spanning 92 acres of premium real estate. Known for its elegant blend of historical architecture and modern living, the estate offers a wide range of high-quality residential and commercial properties. One of the key advantages of renting through The Howard de Walden Estate is the dedicated in-house property management team. They provide hands-on service, ensuring that residents' needs are met promptly and efficiently. This team takes care of everything from regular

Absolutely stunning contemporary garden apartment of 2,045 sq. ft in the heart of Marylebone Village, close to Regent's Park and all the amenities of Marylebone High Street.



maintenance to urgent repairs, making the rental experience smooth and stress-free. Moreover, residents have access to a special discount card, offering exclusive deals and promotions at participating businesses throughout the estate. This card adds extra value to living on the Howard de Walden Estate, allowing residents to enjoy the vibrant local amenities with added perks.

Holding deposit is 1 week's rent = £1,395 (at asking price)

Security deposit is 5 week's rent = £6,975 (at asking price £1,395pw)

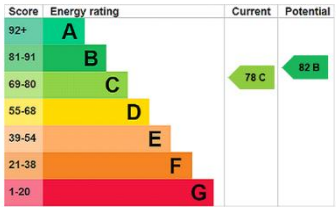
Minimum Term 12 months

Council Tax Band F

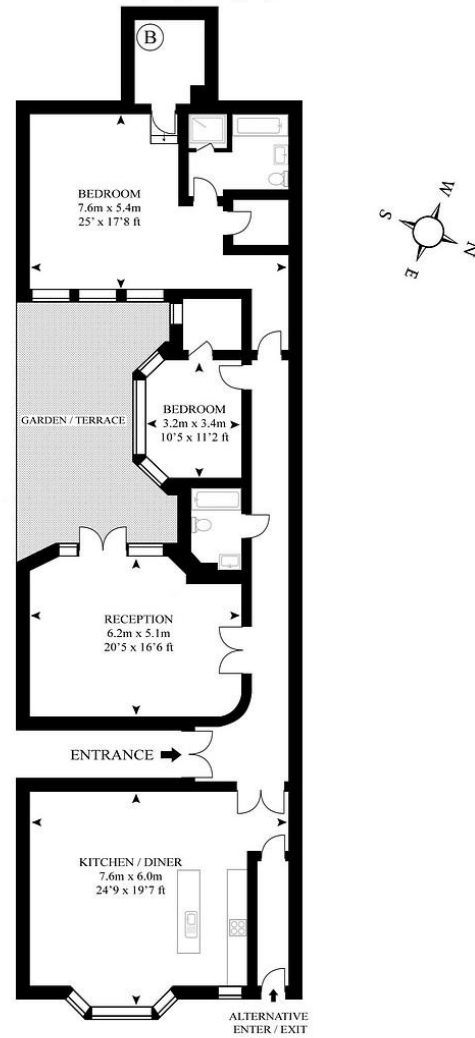
Fibre Optic broadband provided by G Network is installed in the property for the tenant's use, as a complimentary service provided by the Howard de Walden Estate.

ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Westminster City Council - Council Tax Band F



Devonshire Place
APPROX GROSS INTERNAL FLOOR AREA
2045 SQ.FT (190 SQ.M.)



As Defined by RICS - Code of Measuring Practice
The Floor - plans are for representation purposes only and
should be used as such by any prospective client.

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Classification L2 - Business Data



IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. *Administration fees may apply depending on tenancy type. Please contact your local branch for this information.