

WIMPOLE STREET, LONDON, W1G
£650,000

Carter Jonas

WIMPOLE STREET, LONDON, W1G

AN EXCEPTIONAL TWO-BEDROOM APARTMENT EXTENDING TO APPROXIMATELY 917 SQ FT, SET WITHIN AN ELEGANT AND WELL MAINTAINED PERIOD BUILDING IN THE HEART OF MARYLEBONE.



The apartment offers beautifully proportioned accommodation throughout, with a particularly impressive reception room positioned at the front of the property with elegant herringbone wood flooring, create a wonderful sense of volume and light.

There are two well-proportioned bedrooms, both with built-in wardrobes, complemented by a main bathroom and separate guest WC. A separate kitchen provides excellent practicality while retaining a more traditional layout.

A particularly attractive feature of the apartment is the private courtyard patio, providing a secluded outside space in the heart of central London. The building is well maintained and further benefits from the convenience of a resident caretaker.

Wimpole Street occupies a superb position in the heart of Marylebone Village and its renowned medical district, moments from the boutiques, independent shops, cafés and restaurants of Marylebone High Street, as well as the world-class shopping of Oxford Street. Bond Street, Baker Street and Marylebone stations are all within walking distance, providing excellent connections across London and beyond.

Tenure: Leasehold - 99 years from 25 March 1974

Service Charge: £9,500 per annum (sinking fund approx £84,000)
Ground Rent: £50 per per annum

Heating: Communal

Parking: On street may be available:
https://www.westminster.gov.uk/parking/parking-residents

Broadband Mobile phone coverage and speeds can be checked here: checker.ofcom.org.uk, however, all providers are predicted to have good levels of service inside at this property.

TENURE Leasehold - 99 years from 25 March 1974

LOCAL AUTHORITY Westminster City Council (Band F)

EPC BAND D





Classification L2 - Business Data





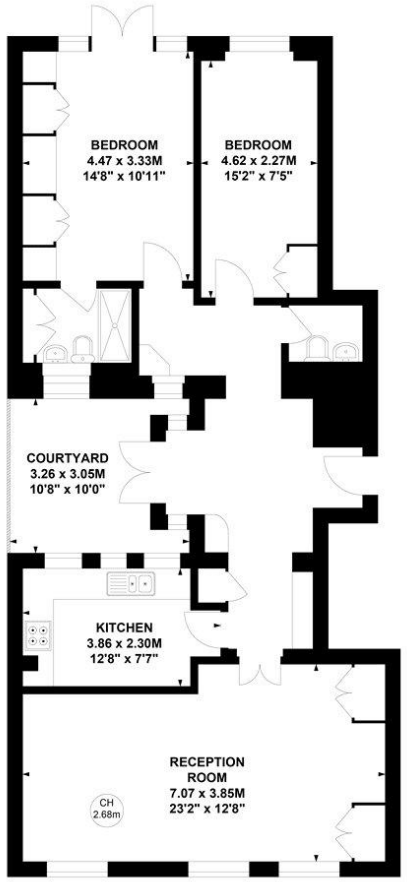




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Approximate gross internal area
85.21 sq m / 917 sq ft

Key :
CH - Ceiling Height



Lower Ground Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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