



MARYLEBONE HIGH STREET, MARYLEBONE, W1U
£1,325 per week*

Carter Jonas

MARYLEBONE HIGH STREET LONDON W1U 4QU

A stunning spacious two bedroom two bathroom contemporary apartment ideally located on the fashionable Marylebone High Street.

- Professionally managed by The Howard de Walden Estate
- Two bedrooms
- Two bathrooms
- First floor
- Over 1200 sq. ft.
- G Network Broadband included in the rent
- Offered unfurnished or furnished at extra cost

THE PROPERTY

Comprising of two bedrooms, two bathrooms (one en suite) a large open plan reception/dining area and large kitchen.

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

Available for long term rental on an unfurnished basis, rental furniture is available at separate cost.

Marylebone still looks and feels something like the village it was 400 years ago and the handsome Georgian development it was 250 years ago. Its High Street in particular is a pleasure to visit; the atmosphere is a bit more cosmopolitan than other parts of the city, and at the same time, a little more relaxed. A pristine haven a short walk from Oxford Circus filled with squares of tall, beautifully proportioned Georgian houses.

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 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 = 1 weeks rent of £1,325 (at asking price)

Security deposit is 5 week's rent = £6,625 (at asking price £1,325 pw)

Council Tax Band G

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

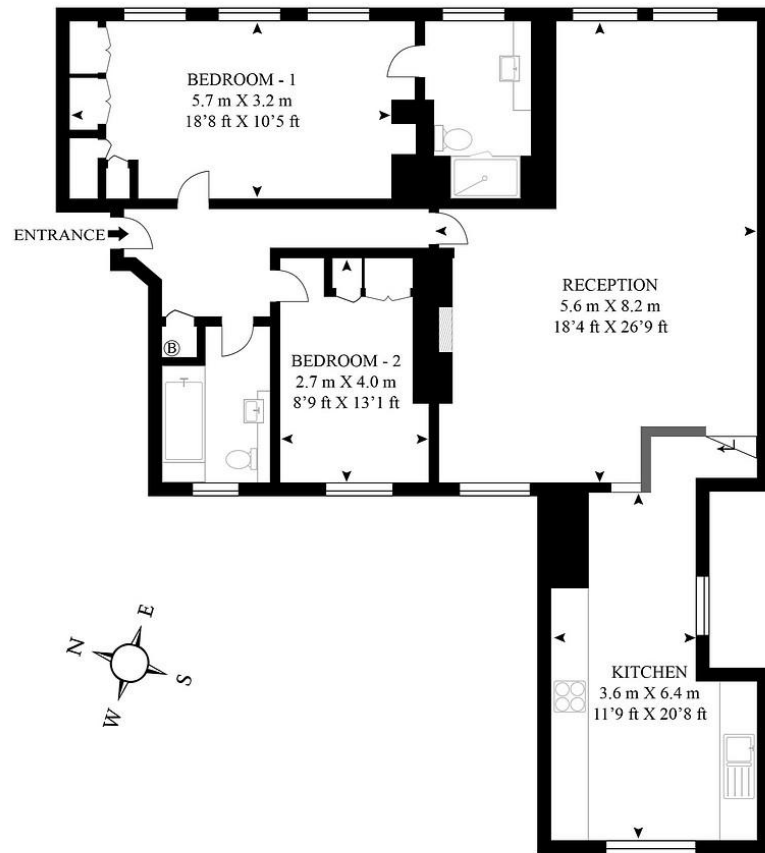
Viewing	Strictly by appointment
Local Authority	City of Westminster - Selective Licences - Council Tax Band G

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		



FLAT 3, 87 MARYLEBONE HIGH STREET

APPROX GROSS INTERNAL FLOOR AREA
1216 SQ.FT (113 SQ.M.)



FIRST FLOOR

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.