



**BURY STREET, ST JAMES'S, SW1Y**  
£576.92 per week\*

**Carter Jonas**

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# FLAT 19, GEORGIAN HOUSE, BURY STREET, ST JAMES'S, LONDON, SW1Y 6AA

A studio apartment of approximately 296 square feet.

- Furnished
- 1 Studio room
- 1 Kitchen
- 1 Bathroom

## LOCATION

St James's is one of the most exclusive residential areas of London with its' famous residences including Buckingham Palace, St James's Palace and Clarence House set amongst the open spaces of Green Park and St James's Park. Dominated by beautiful architecture, art and antique dealers and with some of the highest commercial rents in London, it is also home to many blue chip companies and the best known gentlemen's clubs frequented by English high society.

Nearest Tube: Green Park

## THE PROPERTY

This refurbished apartment is situated on the third floor of a period building with lift and caretaker, centrally located in St James's within walking distance of Piccadilly, Green Park and transport links.

## AST

The deposit will be £2,884.60 at a rental value of £576.92 (asking price)

Holding deposit = 1 weeks rent of £500

Deposit is 5 weeks rent (£576.92 pw = £2,884.60 deposit)

Heating & Hot Water - Communal, Mains Electric



No Parking included with the apartment. On street may be available:  
<https://www.westminster.gov.uk/parking/parking-residents>

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

Ultra fast broadband available. Broadband speeds can also be checked here: [checker.ofcom.org.uk](http://checker.ofcom.org.uk).

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## **ADDITIONAL INFORMATION**

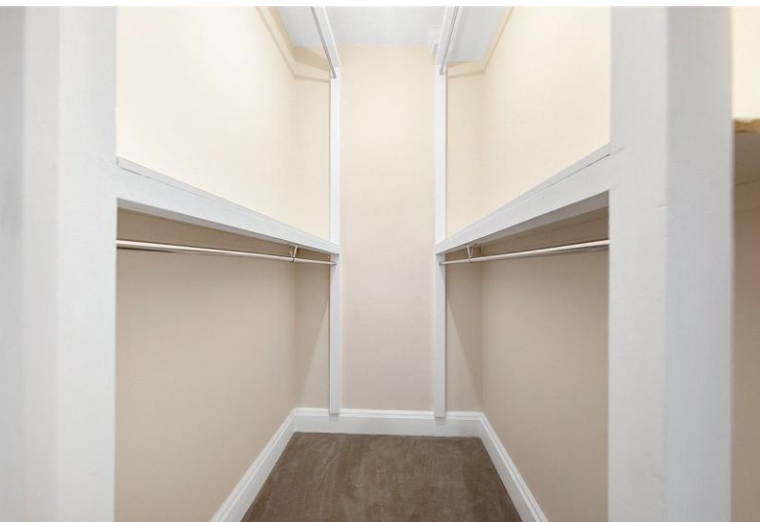
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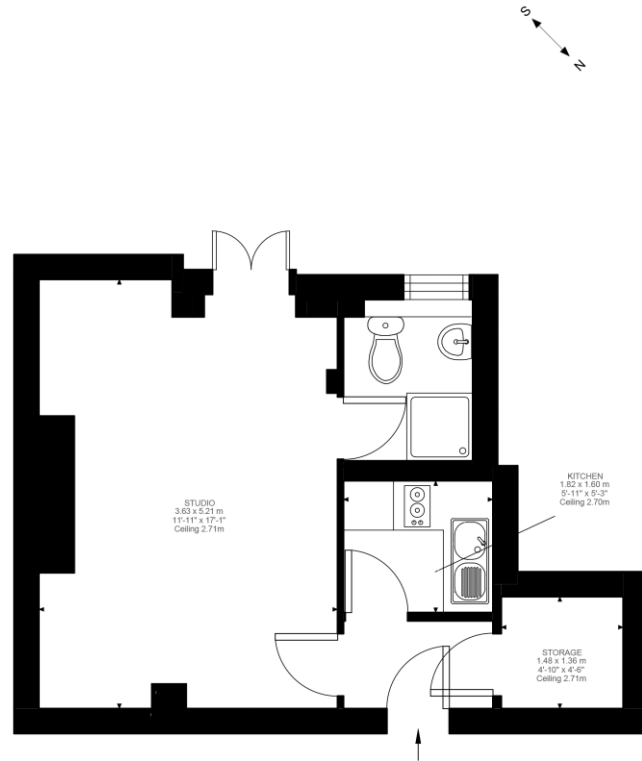
Viewing Strictly by appointment

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Local Authority Westminster City Council - Council Tax Band D

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Fourth Floor  
296 ft<sup>2</sup>

Bury Street, SW1Y  
Approximate Gross Internal Area  
27.50 SQ.M / 296 SQ.FT  
(EXCLUDING STORAGE)  
STORAGE 2.01 SQ.M / 22 SQ.FT  
INCLUSIVE TOTAL AREA 29.51 SQ.M / 318 SQ.FT

Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.

Energy Efficiency Rating		Current	Potential
Most energy efficient - lower running costs			
(94-100)	A		
(81-93)	B		
(69-80)	C	77	81
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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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](http://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 not 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.