

NOTTINGHAM PLACE, MARYLEBONE, LONDON W1
£950 PW



MAYFAIR SQUARE

1 Mayfair Place, London W1J 8AJ, United Kingdom

+44 (0)207 184 9888 | info@mayfairsquare.co.uk | www.mayfairsquare.co.uk

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PROPERTY DESCRIPTION

This exquisite 2-bedroom apartment covers more than 700 square feet and boasts a private terrace. The apartment consists of two generously sized double bedrooms, a spacious reception room with access to a 20-foot patio garden, a main bathroom, an additional WC, and ample storage space. It also features a stunning fully integrated kitchen.

Perfectly suited for young professionals or students seeking to rent in a prime location, this apartment is situated within a red brick period building at the heart of the fashionable Marylebone district.

Living in Marylebone Village

With its charming period architecture and inviting green spaces, Marylebone Village offers a diverse range of shopping, dining, and lifestyle experiences. Residents have the opportunity to immerse themselves in cultural and leisure activities, including art exhibitions, fitness classes, masterclasses, and engaging collaborations and promotions hosted by local shops and restaurants. Many of these establishments also participate in Howard de Walden's major community events, including the celebrated Marylebone Food Festival, the dynamic Marylebone Design District, the vibrant Marylebone Summer Festival, and the enchanting Marylebone Christmas Lights celebration.

Regent's Park, one of London's eight royal parks, has a storied history as a former hunting ground for Henry VIII. Spanning 395 acres, this expansive green oasis encompasses Queen Mary's Gardens, which burst into full bloom with a dazzling display of 12,000 roses each June. Regent's Park is also renowned for hosting the renowned Frieze Art Fair every October, attracting art enthusiasts from around the world. Additionally, within the park's serene confines lies the iconic London Zoo, making it a must-visit destination for both nature lovers and families alike.



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<p>FLAT 3 39-41 NOTTINGHAM PLACE LONDON W1U 5LU</p>	<p>Approx Gross Internal Area* 762 Sq Ft - 70.79 Sq M</p>	<p>Surveyed and Drawn By: BKR Surveyors House, 3-7 Sunninghill Road London, SW19 2JG Tel: 0843 257 2923 Fax: 0843 257 2824 info@bkrfloorplans.co.uk www.bkrfloorplans.co.uk © 2008 2014</p>
<p>Lower Ground Floor</p>		
<p>* As Defined by NICE - Code of Measuring Practice Illustration For Identification Purposes Only. Not to Scale All Calculations include Any/All Areas Under 1.5m Head Height.</p>		



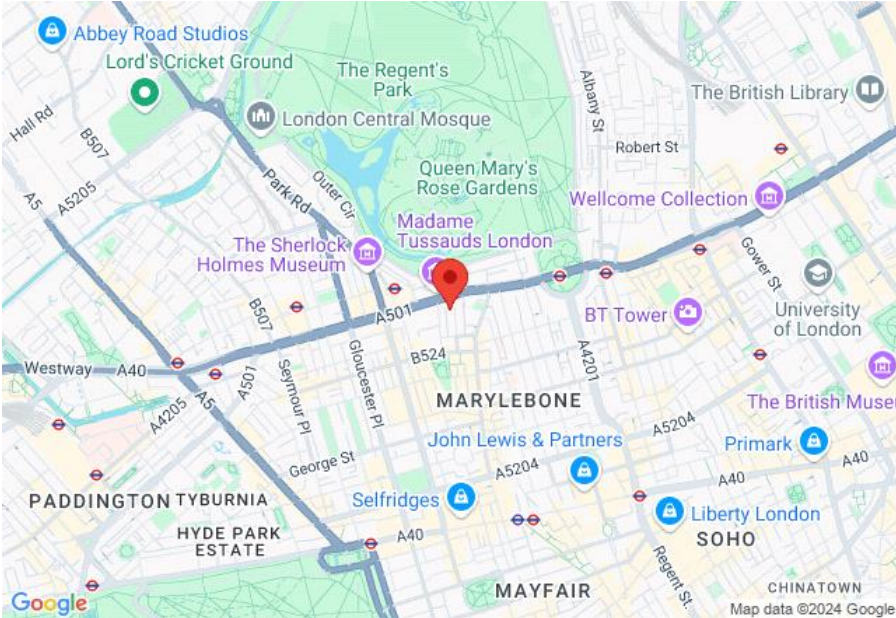
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	81
England & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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FOR MORE INFORMATION PLEASE CONTACT US

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