



1 Mayfair Place, London W1J 8AJ, United Kingdom +44 (0)207 184 9888 | info@mayfairsquare.co.uk | www.mayfairsquare.co.uk

#### **PROPERTY DESCRIPTION**

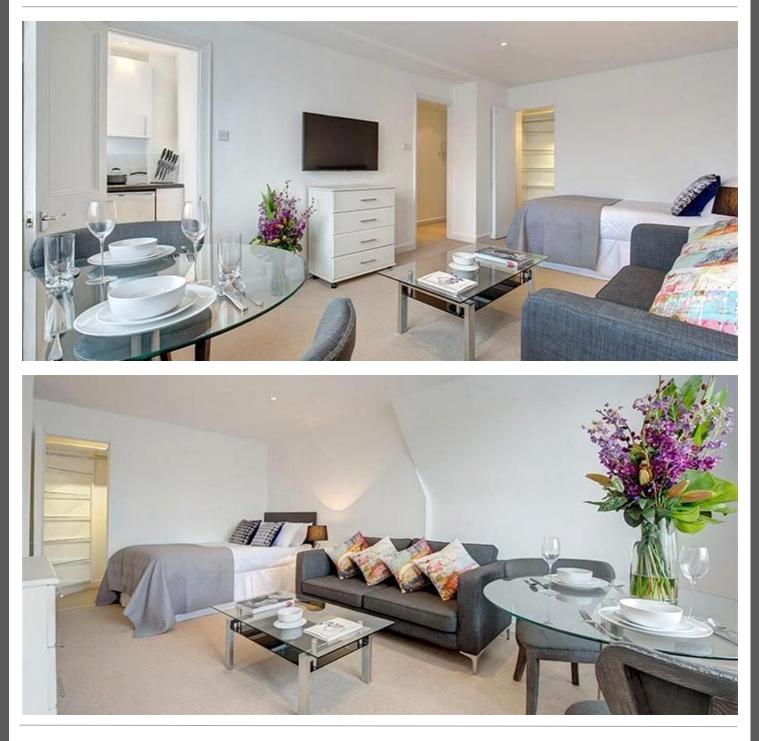
Introducing a charming and generously proportioned studio apartment located on the eighth floor of an elegant red brick building in the vibrant heart of London's fashionable Mayfair. This prime location is adjacent to the renowned Berkeley Square, adding to the allure.

The apartment features a spacious living area, a modern bathroom, and a unique kitchenette with the added advantage of access to a private gated communal garden. Hill Street, the location of this residence, offers not only ample living space but also the convenience of a lift service and an on-site building manager. Additionally, it is perfectly situated between two of London's iconic parks, Hyde Park and Green Park.

This apartment benefits from excellent transport links, with Green Park, Bond Street, and Marble Arch stations just a short stroll away. Such accessibility ensures convenient connectivity throughout the city.



1 Mayfair Place, London W1J 8AJ, United Kingdom





1 Mayfair Place, London W1J 8AJ, United Kingdom +44 (0)207 184 9888 | info@mayfairsquare.co.uk | www.mayfairsquare.co.uk





1 Mayfair Place, London W1J 8AJ, United Kingdom



	Property Datable Flat 88 39 Hill Street Mayfair W1J 5LZ
Approx, Gross Internal Area* 318 ft² - 29.54 m²	SCALE 1:100 @ A4
"Na Defined by the RCG - Code of Measuring Practice	Plans Drawn: 03.08.201



1 Mayfair Place, London W1J 8AJ, United Kingdom



	Current	Potentia
Very energy efficient - lower running costs (92-100) A (81-91) B		
(69-80)		81
(55-68) D (39-54) E	58	
(21-38)		
(1-20) Not energy efficient - higher running costs		
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.



1 Mayfair Place, London W1J 8AJ, United Kingdom

#### FOR MORE INFORMATION PLEASE CONTACT US

Important Notice:

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Mayfair Square in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Mayfair Square nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s), lessor(s) or landlord(s).

Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.



1 Mayfair Place, London W1J 8AJ, United Kingdom