



Elliott House, 28a Devonshire Street, London W1G 6PS

ANYONE SEEKING A WEST END BASE?

**71/73 UPPER BERKELEY STREET,
LONDON, W1**

Excellent Located 2 Bedroom Modern Flat in Attractive Block
on Long Lease to Include Secure Basement Car Park

LOCATION:

The property is situated on the south side of Upper Berkeley Street practically next to Portman Square and therefore within easy reach of all the local shops, restaurants, and facilities of Marylebone, Mayfair and Paddington and within walking distance of Baker Street, Marble Arch and Marylebone train Stations.

ACCOMMODATION:

Raised ground floor flat comprising 722 sq.ft. (including basement car park) of this well maintained, attractive mansion block with lift serving all floors. The flat has been fitted out to a bright, clean, modern standard with a double bedroom and en-suite bathroom and a single bedroom with a further bathroom, a well-proportioned living room and small fitted kitchen.

The flat benefits from a secure basement car space.

LEASE:

For a term from 30th September 2014 – 25th September 2156 at a peppercorn (to include the car space).

PRICE:

Offers for the long leasehold in the order of £1.25 million.

SERVICE CHARGE:

£3,000 p.a. approx..

POSSESSION:

Immediate upon completion of legal formalities.

CONTACT:

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