



An elegant and bright two bedroom apartment with 24 hour porterage and a lift

Bickenhall Mansions, Bickenhall Street, London, W1U

Guide Price: £1,425,000

Leasehold (approximately 166 years remaining)

savills

An elegant and bright two bedroom apartment with 24 hour portorage and a lift

Reception room • Kitchen • Dining area • Two double bedrooms • Two bath / shower rooms (one en suite) • Study • 24 hour portorage • Lift • EPC = D • Service charge: approximately £3,180 per annum • Ground rent: peppercorn

Local Information

Bickenhall Mansions is superbly located just moments from the world class amenities of Marylebone Village and the West End, together with the greenery of both Hyde Park and Regent's Park.

The transport links are excellent from nearby Baker Street, (approximately 0.2 miles), Edgware Road (approximately 0.4 miles) and Marble Arch (approximately 0.7 miles) underground stations. Marylebone (approximately 0.3 miles) and Paddington (approximately 0.9 miles) train stations, as well as access to the West and Heathrow via the A40.

About this property

An elegant and bright two bedroom triplex apartment in the heart of Marylebone. The property is situated on the fifth, sixth and seventh floors of this highly sought after red brick mansion block with 24 hour portorage and lift .

The flat comprises a reception room with balcony, kitchen with separate adjacent dining area, principal bedroom with balcony and en suite bathroom, further bedroom with built in wardrobes and a separate guest shower room. The property also features a wonderful study on the top floor with a skylight. The flat is well presented and benefits from superb natural light throughout.

Tenure

Leasehold (166 years remaining)

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Mayfair & St James's Office.
Telephone: +44 (0) 20 7578 5100.






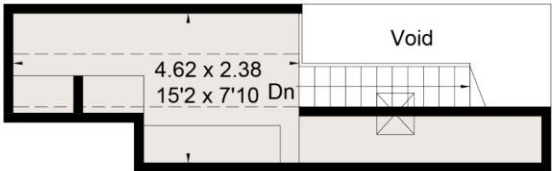
Bickenhall Mansions, Bickenhall Street, London, W1U
Gross Internal Area 1245 sq ft, 115.7 m²

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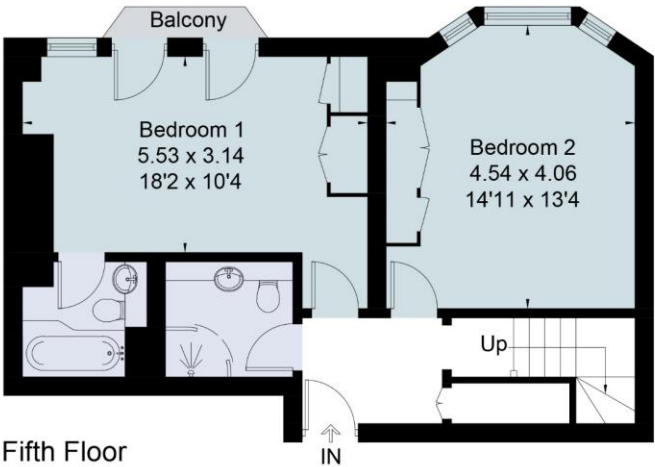
Approximate Area = 115.7 sq m / 1245 sq ft
Balconies Area = 3.1 sq m / 33 sq ft
Including Limited Use Area (9.9 sq m / 106 sq ft)
For identification only. Not to scale.
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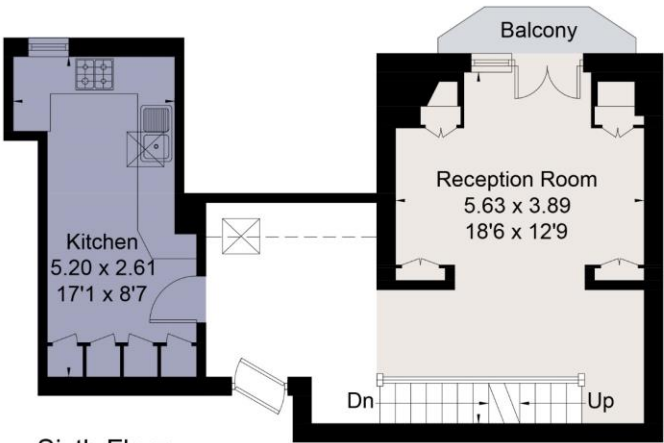
 = Reduced head height below 1.5m



Seventh Floor




Fifth Floor



Sixth Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	67	70
(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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