



HYDE PARK AGENCIES

ESTATE AGENTS · VALUERS · PROPERTY CONSULTANTS

Chiltern Court, Baker Street, London



Price £1,950,000

A spacious 4 bedroom apartment set on 5th floor (lift access) of a sought-after mansion block in the heart of Baker Street,. Spanning over 1718 sq.ft. with large, bright double reception leading to open plan kitchen, 4 large bedrooms, 2 bathrooms (1 ensuite) and generous storage. Parquet flooring throughout.

Chiltern Court is a secure block with 24 hours portage and CCTV throughout the building. Set on top of Baker Street Station, close to Regents Park and the amenities of Marylebone High Street. and the the shops of the London's West End, Excellent access for public transport.

Leasehold - 135 years remaining
Service Charge - £24,000 pa estimated
Ground Rent - £150 pa estimated

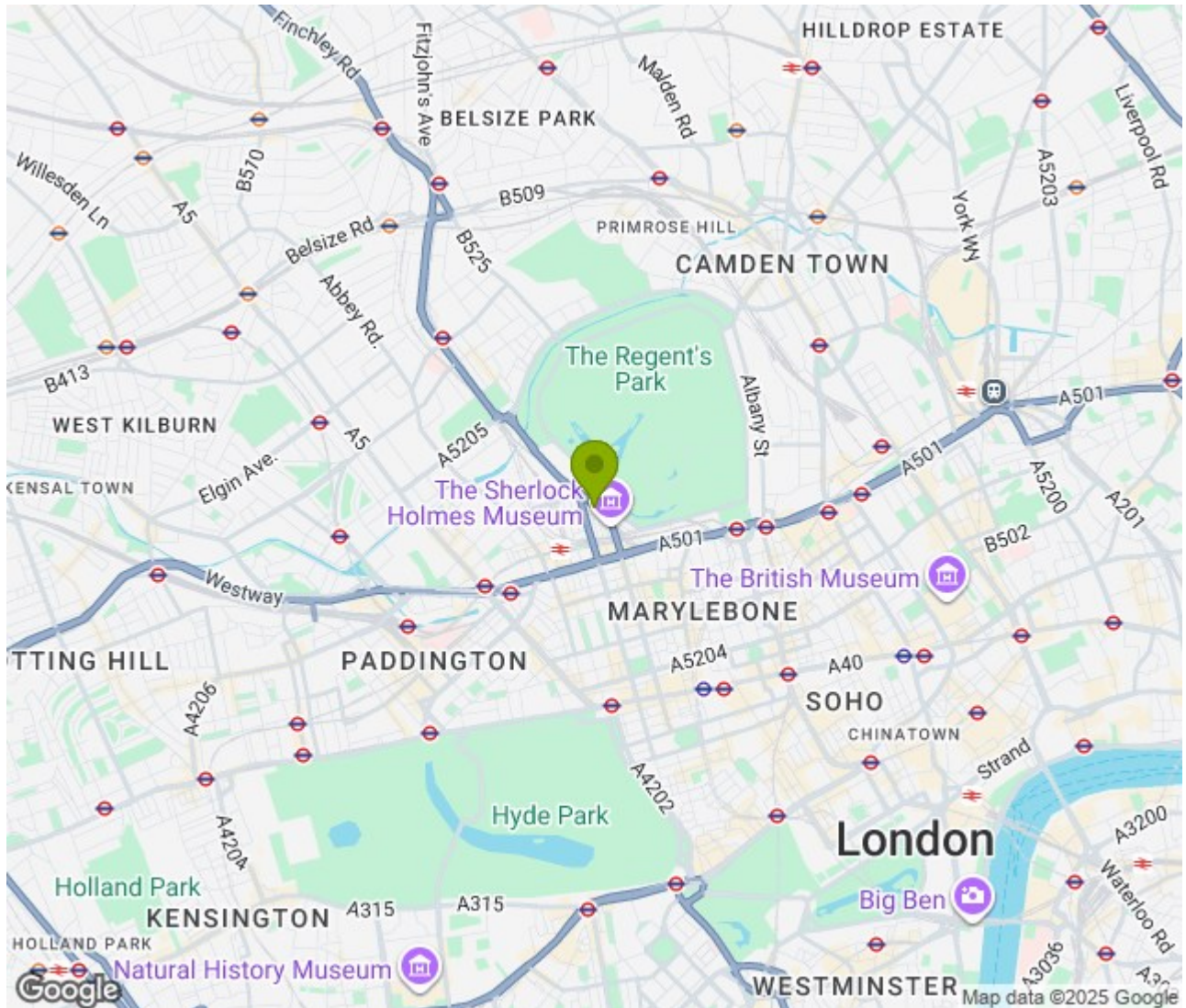
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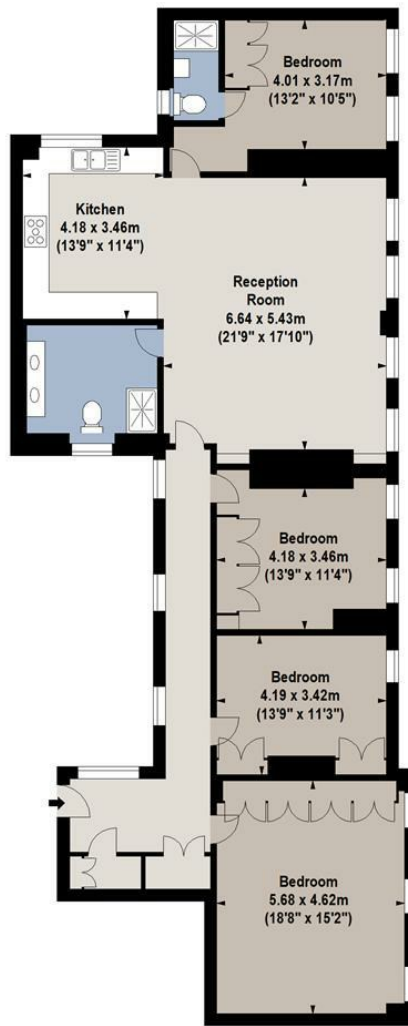
www.hydeparkagencies.com





Location: , London





Fifth Floor



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Chiltern Court, NW1

Approx. Gross Internal Area
159.60 Sq M - 1718 Sq Ft



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC