



, Mayfair, W1J

£1,260

This beautiful fifth floor apartment comprises two spacious double bedroom (the master with an en-suite bathroom), two modern fitted bathrooms, airy and spacious reception room with rear facing views over Hay's Mews, modern fitted kitchen and ample storage space with access to a private gated communal garden.

All set in the heart of London's fashionable Mayfair neighbouring the famous Berkeley Square.

39 Hill Street, benefits from spacious living accommodation, lift service, on-site building manager, and is nestled conveniently between two of London's parks - Hyde Park and Green Park.

Green Park, Bond Street, and Marble Arch Stations are all within a short stroll away.



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO <sub>2</sub> emissions	Current	Potential
(94-100) <b>A</b>			(10-15) <b>A</b>		
(81-93) <b>B</b>			(16-20) <b>B</b>		
(69-80) <b>C</b>			(21-25) <b>C</b>		
(55-68) <b>D</b>			(26-30) <b>D</b>		
(40-54) <b>E</b>			(31-35) <b>E</b>		
(21-39) <b>F</b>			(36-40) <b>F</b>		
(1-20) <b>G</b>			(41-45) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
2008/01/01 EC			2008/01/01 EC		