



Ellerton House, Bryanston Square, Marylebone, W1H

Asking Price £2,750,000, Leasehold

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Description

A three bedroom, two bathroom apartment overlooking Bryanston Square. Arranged over two floors with a grand private entrance from the Square, secure underground parking space and concierge.

Ellerton House, is set in the centre of the east side of Bryanston Squares and is the only 24 hour portered building.

Private Entrance, Entrance Hall, 3 Bedrooms, 2 Bathroom En Suite Bathroom, Guest WC , Reception Room, Dining Room, Kitchen, Family Room , Concierge, Underground Parking, Communal Garden, Westminster Council Band H.

Key Features

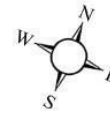
- 24 HOUR CONCIERGE
- UNDERGROUND PARKING
- GARDEN SQUARE
- 3 BEDROOMS
- PRIME LOCATION

Terms

Leasehold: 973 Years Remaining
Service Charge: £12,465 p.a (Reserve fund : £6,365)

BRYANSTON SQUARE

APPROXIMATE GROSS INTERNAL FLOOR AREA 1642 SQ.FT (152.6 SQ.M)



GROUND FLOOR

LOWER GROUND FLOOR

HDVA

This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.

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IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.