



JEREMY JAMES

MARYLEBONE SQUARE, MOXON STREET, MARYLEBONE, W1U



PRICE  
£5,165,000

TENURE  
Leasehold

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## MARYLEBONE SQUARE, MOXON STREET, MARYLEBONE, W1U



### DESCRIPTION

Marylebone Square is a rare opportunity to be part of the provenance of aristocratic estates in Central London. A contemporary take on a classic London mansion, it is an intuitively designed building that slots into the urban fabric of Marylebone. Set over five floors, Marylebone Square houses just 54 one to three bedroom apartments. All apartments have been designed from a central atrium which is the centrepiece of the building and allows for every apartment to have dual aspect. The residences are refined, elegant and intuitively designed; each apartment is generously spacious yet warmly intimate. Created by developers, Concord London and Simon Bowden Architects, all residences benefit from floor-to-ceiling windows and glass sliding doors giving each space a bright and capacious feel. Additional features include 24 hour concierge service.

Marylebone Square has an estimated completion of Q3 2023 and complies with a 10 year build warranty by NHBC.

### AMENITIES

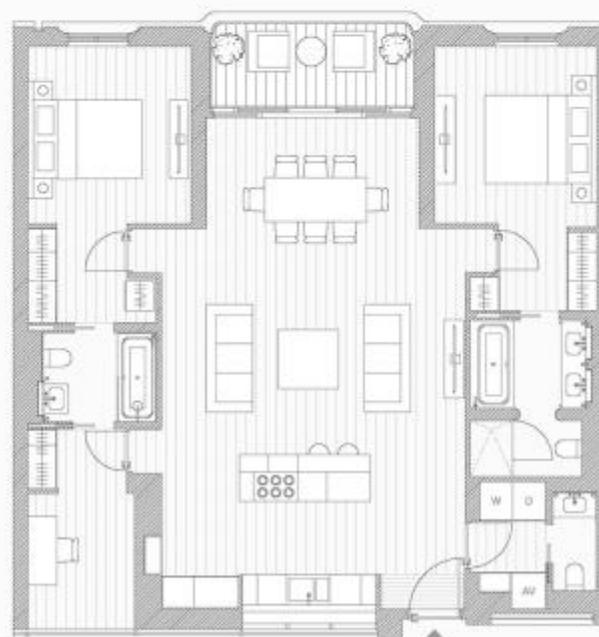
- Leasehold 999 Years
- Open Plan Living/Kitchen/Dining Room
- Underground Parking (separate negotiation)
- 24 Hour Concierge
- Lift
- Terrace
- Study

## 2 Bedroom Apartment & Study Mirrored

FLOOR PLAN



Living/dining/kitchen	6.0m x 10.0m
Master bedroom	3.0m x 3.0m
Master bathroom	0.4m x 0.8m
Bedroom 2	3.0m x 3.0m
Bedroom 3	2.0m x 1.8m
Study	2.0m x 3.0m
Guest bathroom	0.4m x 2.0m
<b>Total *</b>	<b>130m<sup>2</sup></b>
	1387sqft
<b>Balance *</b>	<b>77m<sup>2</sup></b>
	834sqft



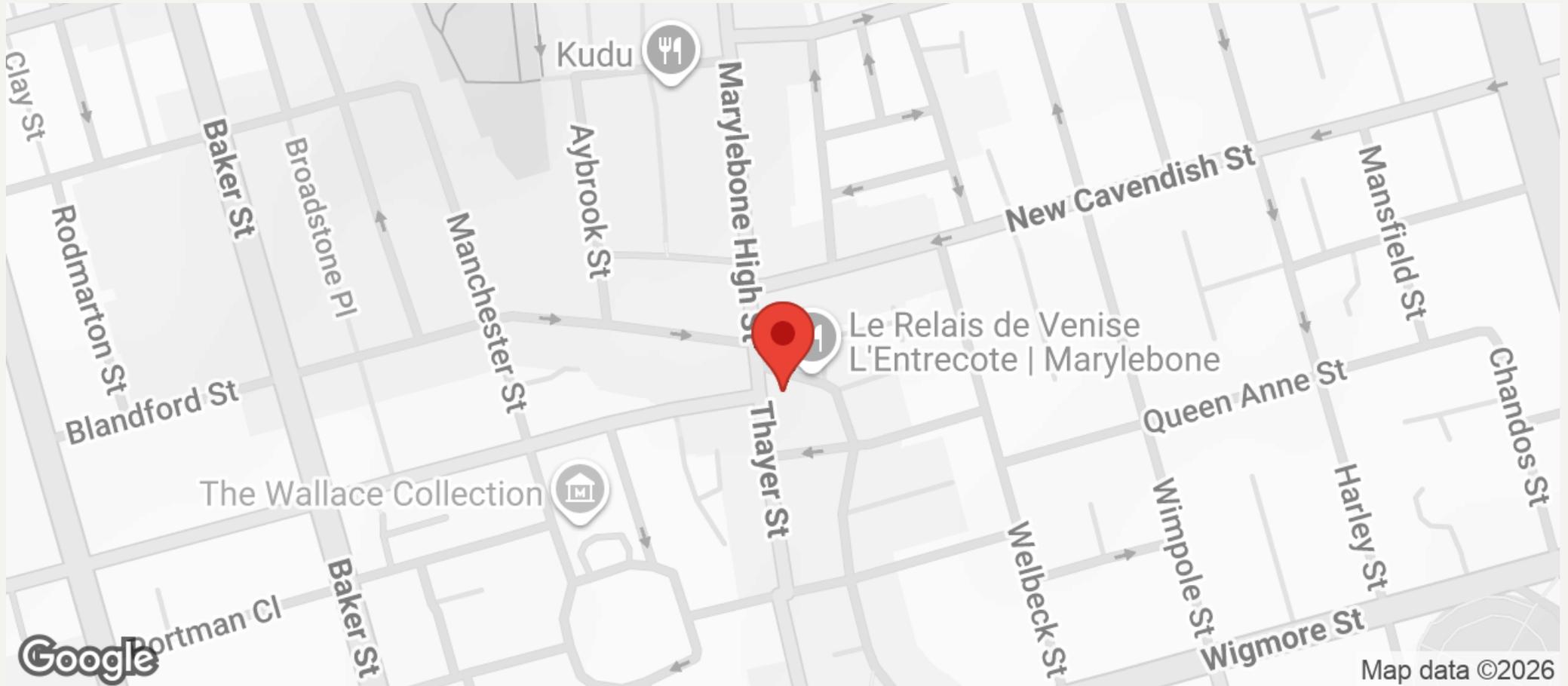
All floor plans are subject to change

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All negotiations are subject to contract. The Agents are not authorised to make or accept any contractual offer unless prior written notification to the contrary has been given on behalf of the client. In no other case whatsoever are the Agents (or any employee or sub-agent) authorised to make or give any representation or warranty on behalf of any party, and whilst information and particulars are given in all good faith intending purchasers and lessees must satisfy themselves independently as to the accuracy of all matters upon which then intend to rely. Measurements or distances referred to are approximately only. We have not carried out a survey or tested the services, appliances or specific fittings.

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