Molyneux Street, W1H

£325,000 Share of Freehold

216 sq ft (20 m^2) • studio apartment • separate kitchen • pull down bed • shower room • good condition throughout • no chain • easy access to Marylebone and Mayfair • EPC: E

Douglas &Gordon

A wonderful studio apartment located in a handsome terrace period building with Share of Freehold tenure. This property is in great condition throughout, offering a separate kitchen with ample storage, modern shower room and studio room with pull down bed and built in cupboards. The building is well run with low service charges.

Molyneux Street is situated within easy reach of the shops, bars and restaurants of Marylebone, Oxford Circus and Mayfair and the green open space of Hyde Park are nearby.

Great transport links, Edgeware Road tube (0.3 mile – Circle, District, Hammersmith & City), Marble Arch tube (0.5mile – Central) and Paddington Station (0.7mile Bakerloo, Circle, District) plus offering further connections with Heathrow Express and the new Elizabeth Line.

studio apartment

separate kitchen

pull down bed

shower room

good condition throughout

no chain

easy access to Marylebone and Mayfair

EPC: E

Approximate gross floor area: 216 sq ft (20 m^2) Includes Cellar or Storage Space where applicable

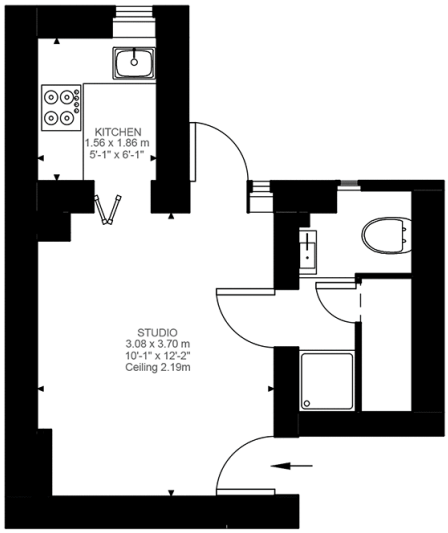
FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE.

As defined by RICS code of measuring practice

This floorplan is representative and for illustrative purposes only. The measurements provided are approximate only and not to scale. They should not be relied upon by any party. Prospective purchasers or tenants are advised to carry out their own survey if they require reliable measurements. No responsibility is taken for any error, omission, misstatement or use of data shown.
Details Prepared: 6 May 2022

Molyneux Street, Notting Hill, W1H

APPROXIMATE GROSS INTERNAL (LIVING) AREA
20.04 SQ.M / 216 SQ.FT

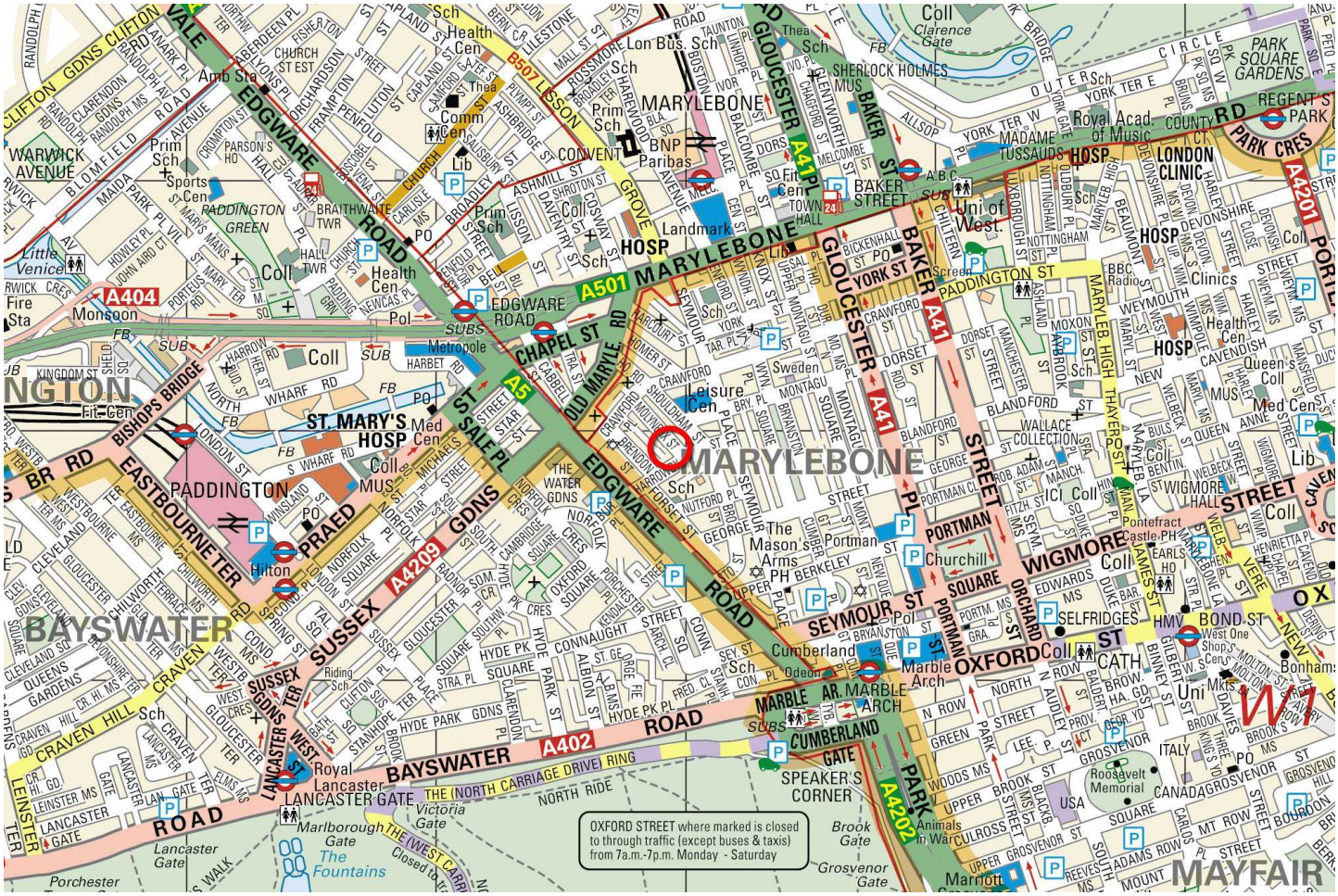


LOWER GROUND FLOOR
216 SQ.FT / 20.04 SQ.M

N

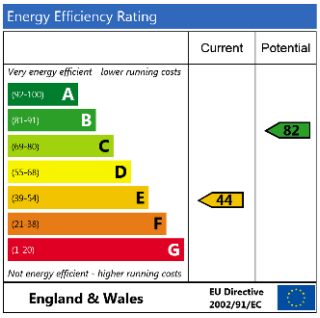
Disclaimer:

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only and have been prepared for Douglas & Gordon in accordance with the current edition of the RICS Code of Measuring Practice.



Good to know

Nearby station: Edgware Road
390m (4 mins) (Line of sight)
Gross floor area: 216 sq ft (20 m²)
Local authority: Westminster
Council tax band: C



* Customer due diligence must be completed once your Offer is Agreed by the client (subject to contract). The information contained in these particulars is for general information purposes only. Douglas & Gordon does not provide information or give any warranty with regards to train, tube, tram lines or flight paths and you are advised to carry out your own research if you have any concern about them.

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