



A Charming Coach House with a Private Entrance
on Nottingham Street

NOTTINGHAM PLACE

MARYLEBONE, W1U

Asking Price
£1,395,000

**BERKSHIRE
HATHAWAY**
HOMESERVICES

LONDON

PROPERTY DETAILS

Guide Price

£1,395,000

Square Footage

818 Sq Ft

Council Tax Band

F

EPC

D

Ground Rent

£50 Half-Yearly

Service Charge

£2,675 Half- Yearly

Tenure

Share of Freehold

A charming coach house with a private entrance on Nottingham Street, located at the heart of Marylebone Village and offering bright and spacious accommodation across two floors. The property is offered in great condition and comprises a contemporary open-plan reception space with impressive 3 metre high ceilings and two large sash windows, a communal courtyard area and two double bedrooms, both with en-suite bathrooms. The property is located within close proximity of Marylebone High Street and Regents Park. Baker Street Underground Station can also be found within easy walking distance.

The Coach House is within the St Marylebone Parish which means the new home-owner can apply for a private garden key to Park Square and Park Crescent Gardens next to Regents Park. These are two of the grandest private gardens squares in London. The current owner has a key and enjoys access to these private gardens all year round.

FEATURES

Two Bedrooms

One Reception Room

Two Bathrooms

Residents Parking

Ground Floor

Period

Communal Gardens

High Ceilings

LOCATION

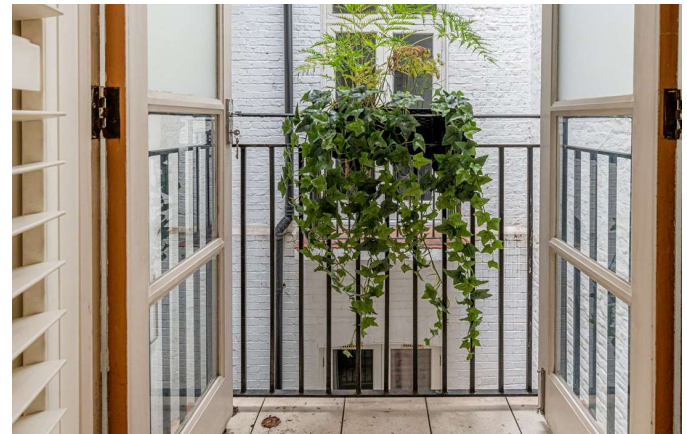


MARYLEBONE SALES

20A Paddington Street, W1U 5QP

020 7486 6338

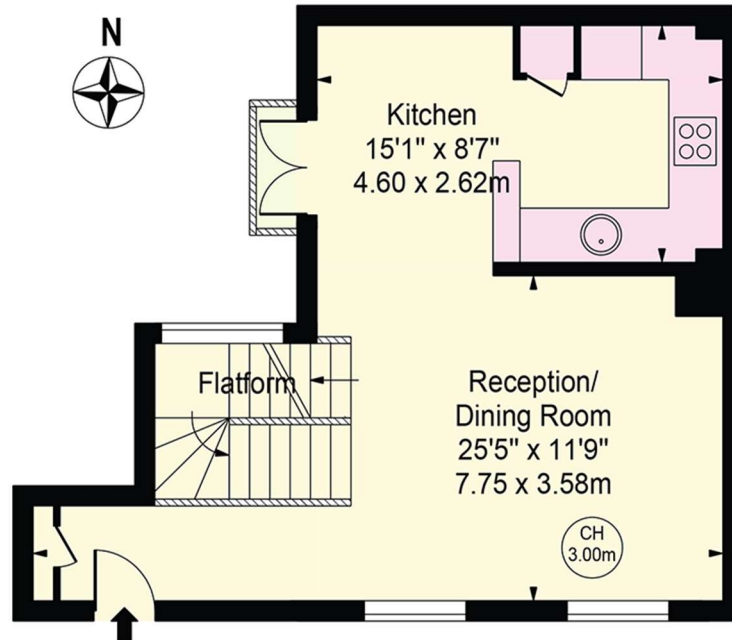
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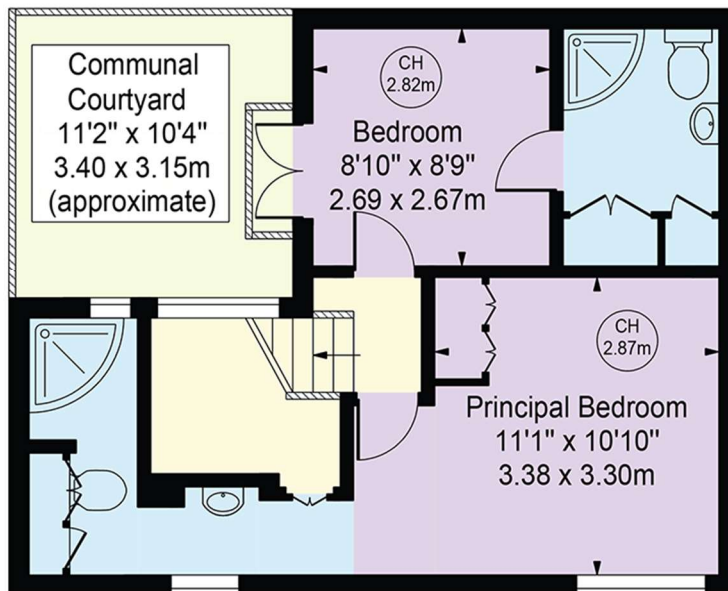
FLOORPLAN

Nottingham Place

Approx. Gross Internal Area 818 Sq Ft - 75.99 Sq M



Ground Floor
(386 Sq Ft - 35.86 Sq M)



Lower Ground Floor

(406 Sq Ft - 37.72 Sq M)

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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