



A Refurbished Three Double Bedroom Flat on the Third Floor in this Sought After Portered Mansion Block

# BICKENHALL STREET

MARYLEBONE, W1U

Asking Price  
£2,750,000

**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

LONDON

# PROPERTY DETAILS

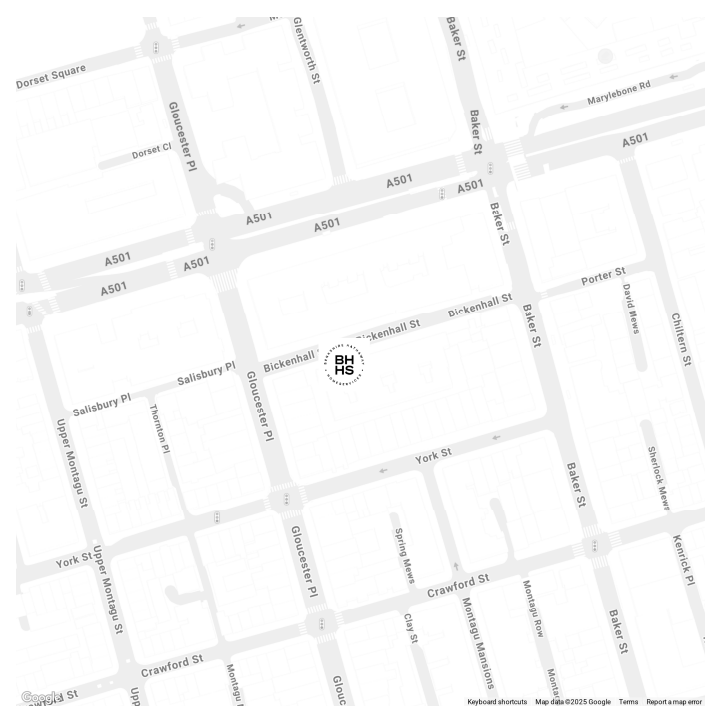
<b>Guide Price</b> £2,750,000	<b>Square Footage</b> 1916
<b>Council Tax Band</b> G	<b>EPC</b> B
<b>Tenure</b> Leasehold	<b>Service Charge</b> £13,935.74 pa

A refurbished three double bedroom flat on the third floor (with lift) in this sought after portered mansion block. The property benefits from double reception with inter linking doorway, three en-suite bathrooms, guest WC, separate kitchen, study room and an integrated sound system. The property is extremely bright and spacious throughout and benefits from a small balcony and 24-hour portage. The green open spaces of Regents Park can be found within walking distance as can the numerous cafes, restaurants and boutique shops of Marylebone High Street and Baker Street.

## FEATURES

- Three Bedrooms
- two Reception Rooms
- Three Bathrooms
- Concierge/ Porter
- Lift
- Upper Floor
- 24 Hour Security

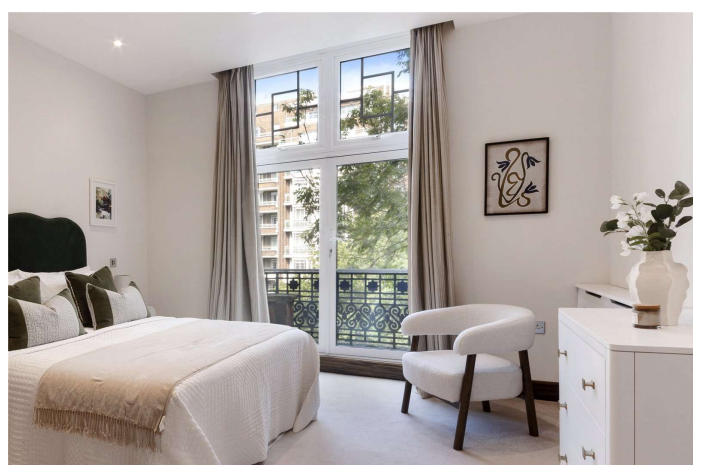
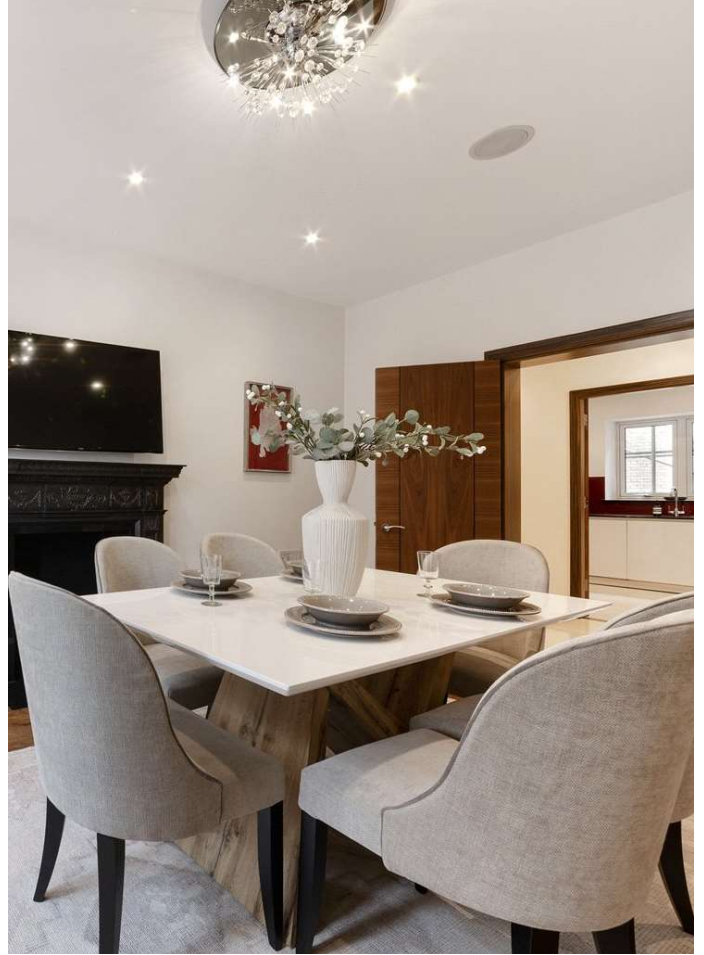
## LOCATION



**MARYLEBONE SALES**  
20A Paddington Street, W1U 5QP

020 7486 6338  
sales.marylebone@bhhs-london.com

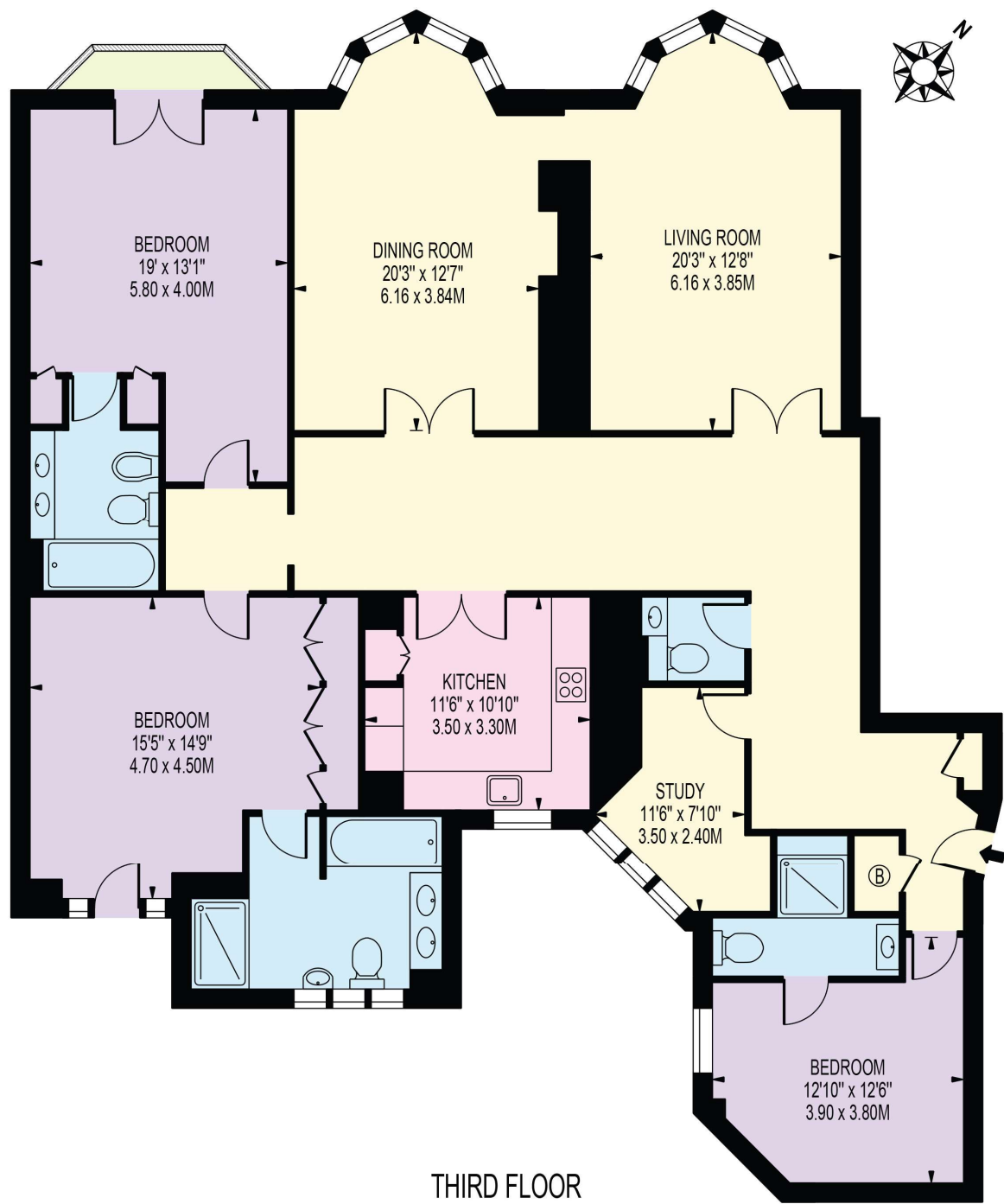




# FLOORPLAN

## BICKENHALL MANSIONS

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1969 SQ FT - 182.94 SQ M



### THIRD FLOOR

FOR ILLUSTRATION PURPOSES ONLY

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.