



A Bright and Spacious Three Bedroom
Townhouse in Marylebone

BOSTON PLACE

MARYLEBONE, NW1

Asking Price
£1,475,000

**BERKSHIRE
HATHAWAY**
HOMESERVICES

LONDON

PROPERTY DETAILS

Guide Price £1,475,000	Square Footage 971
Council Tax Band G	EPC E
Tenure Freehold	

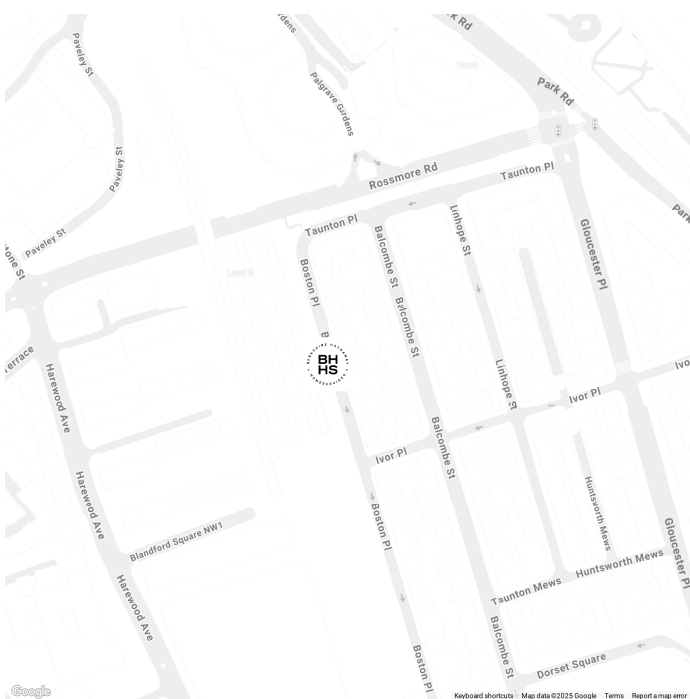
This wonderful freehold townhouse has been lovingly maintained and updated by the current owners and is in immaculate condition throughout. Upon walking through the door, you are met with a fantastic feeling of light and space, the ground floor comprises an open plan living room and kitchen with underfloor heating, with doors leading out to the small patio garden space and storage shed. The kitchen itself has been well thought through, with plenty of storage space and modern integrated appliances. There is also a guest WC on this level. On the first floor there are two good sized bedrooms, both with plenty of storage, and a modern bathroom, with underfloor heating. The top floor comprises the principal bedroom and en-suite bathroom with underfloor heating.

Located on Boston Place moments from Marylebone Station and close to all the amenities of Baker Street and Marylebone Village The property is also a short walk from the green open space of Regents Park.

FEATURES

- Three Bedrooms
- One Reception Room
- Two Bathrooms
- Terraced
- Patio
- House

LOCATION



MARYLEBONE SALES
20A Paddington Street, W1U 5QP

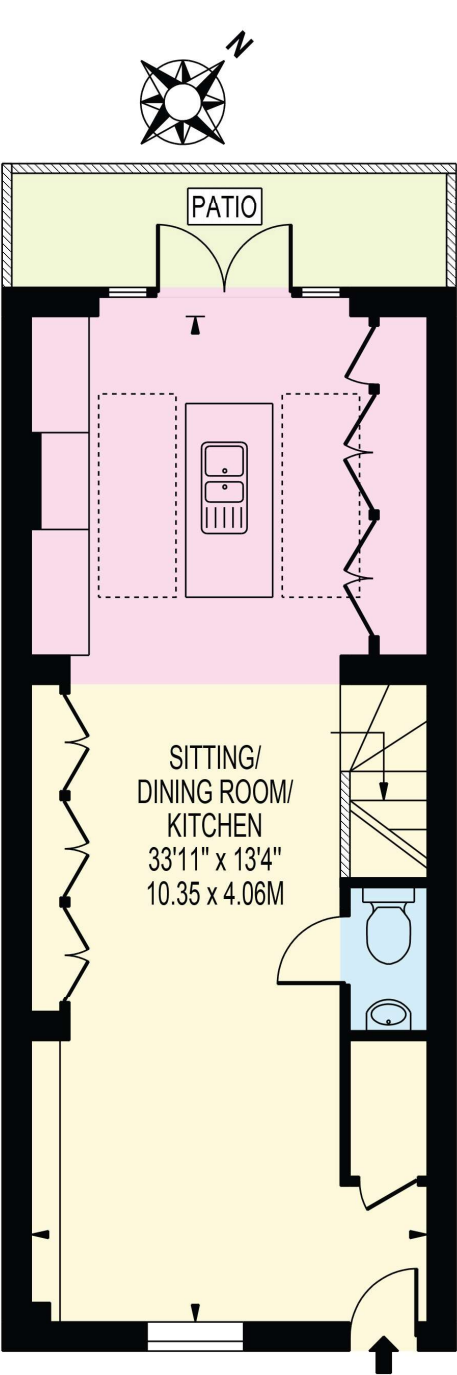
020 7486 6338
sales.marylebone@bhhs-london.com



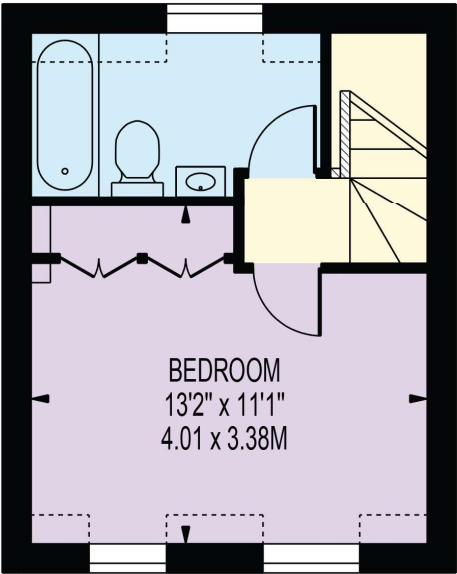
FLOORPLAN

BOSTON PLACE

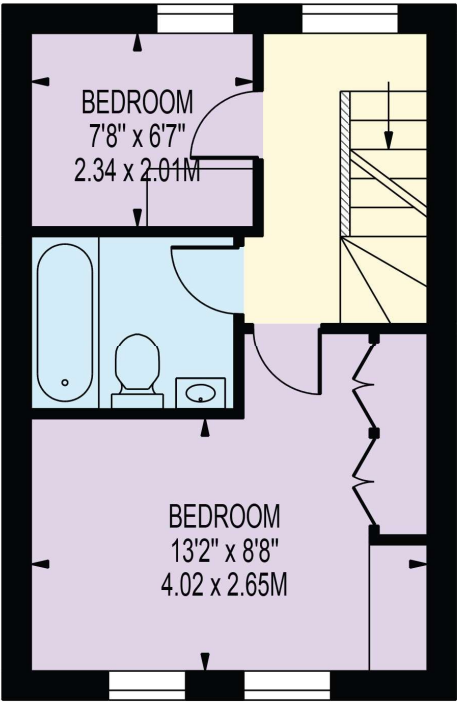
APPROXIMATE GROSS INTERNAL FLOOR AREA: 990 SQ FT - 91.97 SQ M



GROUND FLOOR



SECOND FLOOR



FIRST 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.