

## £1.295,000

## Gloucester Place, Marylebone, W1U



3 Bedrooms

2 Bathrooms

1 Reception

Patio Garden

Bright, three double bedroom apartment set in this Georgian building with internal private courtyard.

In excellent condition, this unique three bedroom apartment offers extremely bright and spacious accommodation, an internal private courtyard, modern Poggenphol Kitchen and totals approximately 1157 sq ft (107.5 sqm). With 2 full shower rooms, L shaped reception room with French doors opening onto an internal courtyard, viewing is a must.

Holmes Court is a well looked after Georgian house, located a short distance from the West End, Regents Park and the numerous restaurants and boutiques of Marylebone High Street.

- L Shaped Reception Room
- 2 Shower Rooms
- ✓ Internal Courtyard
- Excellent Condition
- 992 years approximately
- Service Charge £4924.26 for current year

## PARK ESTATES



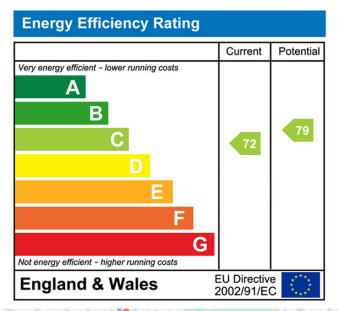










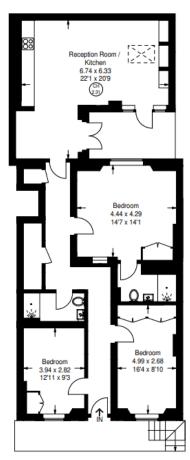




## **Gloucester Place**

Approximate Gross Internal Area 111.6 sq m / 1201 sq ft





**Lower Ground Floor** 

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