

Clarewood Court, London, W1H  
£1,500,000 *LEASEHOLD*

3  1  2 



Winkworth Mayfair  
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# Top floor apartment in an attractive portered mansion block in Marylebone

## ABOUT THIS PROPERTY

This stunning penthouse flat offers a rare opportunity to experience elegant living in the heart of Marylebone. Situated in a prestigious portered mansion block, the property boasts bright, airy interiors and panoramic open views, creating a tranquil yet sophisticated city retreat. The well-designed layout includes a spacious reception room, perfect for both relaxation and entertaining, complemented by large windows that flood the space with natural light. The modern fitted kitchen features high-quality appliances and ample storage, making it both stylish and practical. The principal bedroom is generously sized and benefits from a separate family bathroom, while the second bedroom comes with an en-suite shower room for added convenience. A third bedroom offers flexibility as a guest room, study, or additional living space. Ideally positioned near Regent's Park and Hyde Park, the penthouse is moments from Marylebone's renowned shops, cafés, and restaurants, providing an exceptional lifestyle in one of London's most sought-after areas. With Edgware Road, Marble Arch, Marylebone, and Paddington stations all within easy reach, the property enjoys excellent transport links, ensuring seamless connections across London and beyond. This exceptional home combines luxury, convenience, and breathtaking views, making it a perfect choice for those seeking prime Marylebone living.

## KEY FEATURES

- 3 bedrooms
- 1 reception room
- 2 bathrooms
- 1,190 Square Feet
- Upper floor with lift
- Prime Location





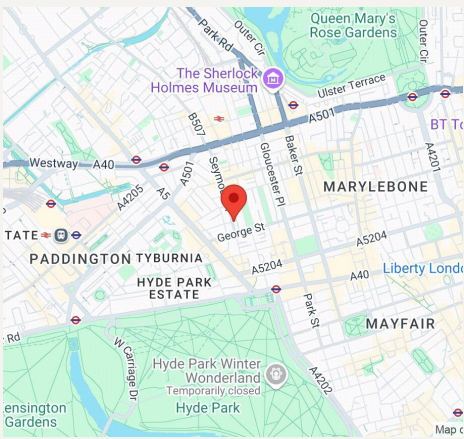






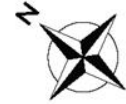






# Crawford Street, WI

Approximate Gross Internal Floor Area : 1190 sq ft / 110.6 sq m



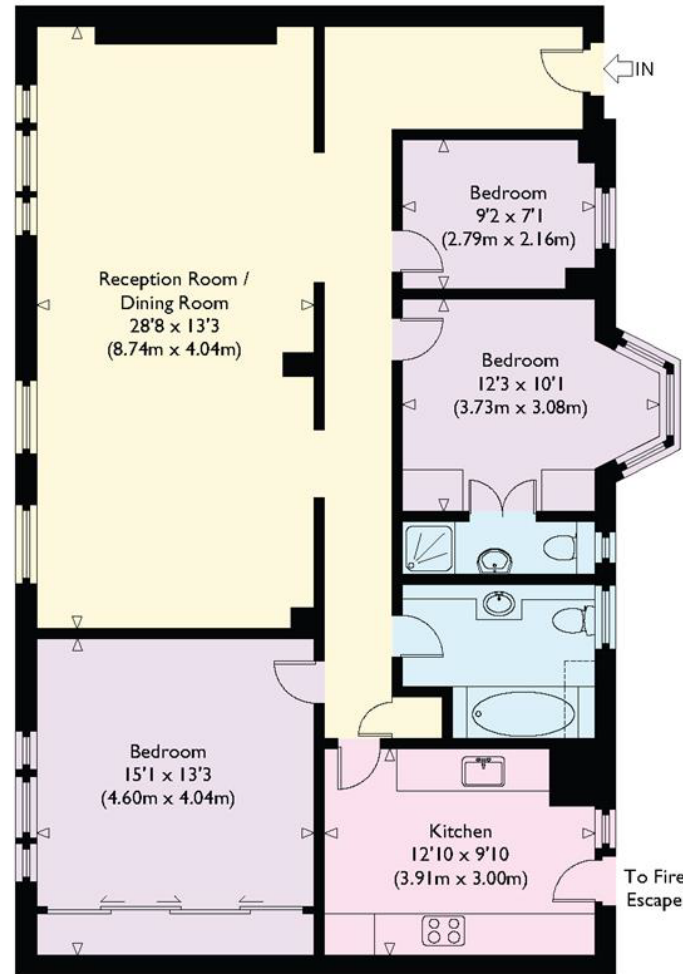
## FINER DETAILS

- 3 bedrooms
- 1 reception room
- 2 bathrooms
- 1,190 Square Feet
- Upper floor with lift
- Prime Location

Leasehold: 186 years & 11 months

Service Charge: £8,010 pa

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		



Sixth Floor

Illustration for identification purposes only, measurements are approximate, not to scale.





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