



**NEW CAVENDISH STREET, LONDON, W1G**  
Offers in Excess of £2,000,000

**Carter Jonas**



# NEW CAVENDISH STREET, LONDON. W1G

The apartment comprises of a bright south facing double reception room, three double bedrooms, 2 bathrooms and a separate kitchen. Kingsley lodge is prime location within Marylebone and only a short walk of Marylebone High Street. Ideally located for the abundance of shops and restaurants of Marylebone Village and Mayfair and the green open spaces of Regent's Park.

Transport links are fantastic from nearby Bond Street, Oxford Circus, Baker Street and Regent's Park underground stations, Marylebone, Euston and King's Cross St Pancras train stations.

**THIS CHARMING THREE BEDROOM, TWO BATHROOM APARTMENT IS LOCATED ON THE SECOND FLOOR OF A PURPOSE BUILD APARTMENT BLOCK IN THE HEART OF MARYLEBONE.**



## AMENITIES

- **Three Bedrooms**
- **Two Bathrooms**
- **Day Porter**
- **Lift**

**TENURE** Leasehold From 21 March 2006 to 22 December 2101

**LOCAL AUTHORITY** Westminster

**EPC BAND** C



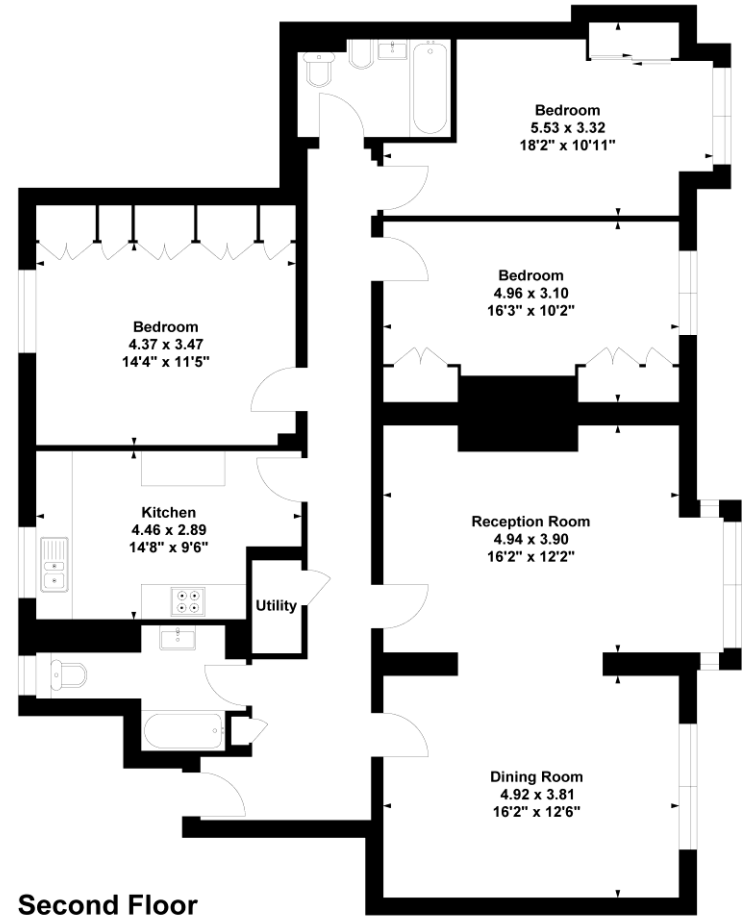


Classification L2 - Business Data

13 New Cavendish Street W1G

Gross internal area (approx)  
136.69 sq m (1,471 sq ft)

For Identification purposes Only. Not To Scale.  
All Calculations include Any/All Areas Under 1.5 m Head Height.  
\* As Defined by RICS - Code of Measuring Practice.



| Energy Efficiency Rating                    |                         |           |
|---|-------------------------|-----------|
|   | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92+) A                                     |                         |           |
| (81-91) B                                   |                         | 85        |
| (69-80) C                                   | 76                      |           |
| (55-68) D                                   |                         |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England, Scotland & Wales                   | EU Directive 2002/91/EC |           |

Marylebone 020 7493 0676

37 New Cavendish Street, Mayfair, London, W1G 9TL

[carterjonas.co.uk](http://carterjonas.co.uk)  
Offices throughout the UK

**IMPORTANT INFORMATION**

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