



WEYMOUTH MEWS, MARYLEBONE, W1G
£1,875 per week*

Carter Jonas

WEYMOUTH MEWS, MARYLEBONE, LONDON, W1G 7EE

- Three Bedrooms
- Two modern Bathrooms
- One spacious Reception Room
- Fireplace in Reception room
- Mews House
- Pets allowed
- Professionally managed by The Howard de Walden Estate
- Unfurnished or furnished at extra cost

THE PROPERTY

A spacious, bright and rarely available charming mews house with an attached garage located close to Marylebone High Street. The property has recently been refurbished and benefits from three bedrooms and two bathrooms.

The property is professionally managed by the Howard de Walden Estate.

Available for long term rental on an unfurnished basis, or furnished (at separate cost)

Weymouth Mews is situated in the heart of London. Notable monuments include the British Museum and Buckingham Palace, while tourists interested in shopping may want to go to Oxford Street and the Westfield London Shopping Centre. Piccadilly Circus, Marble Arch, Oxford Street, and Trafalgar Square are all within a 10–20-minute walk.

The Howard de Walden Estate is a renowned property portfolio situated in the heart of Marylebone, London, spanning 92 acres of premium real estate. Known for its elegant blend of historical architecture and modern living, the estate offers a wide range of high-quality residential and commercial properties. One of the key advantages of renting through The Howard de Walden Estate is the dedicated in-house property management team. They provide hands-on service, ensuring that residents' needs are met promptly and efficiently. This team takes care of everything from regular maintenance to urgent repairs, making the rental experience smooth and stress-free. Moreover, residents have access to a special discount card, offering exclusive deals and promotions at

A charming mews house, bright and spacious, with a rare opportunity for availability and an attached garage, situated near Marylebone High Street.



participating businesses throughout the estate. This card adds extra value to living on the Howard de Walden Estate, allowing residents to enjoy the vibrant local amenities with added perks.

Holding deposit is 1 week's rent = £1,875 (at asking price)

Security deposit is 5 week's rent = £9,375 (at asking price £1,875pw)

Minimum Term 12 months

Council Tax Band H

Fibre Optic broadband provided by G Network is installed in the property for the tenant's use, as a complimentary service provided by the Howard de Walden Estate.

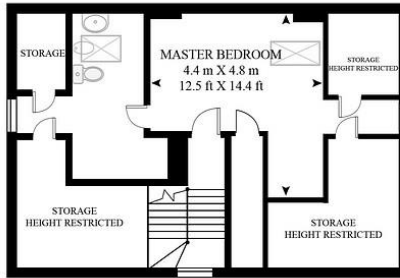
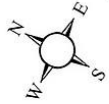
ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Westminster City Council - Council Tax Band H

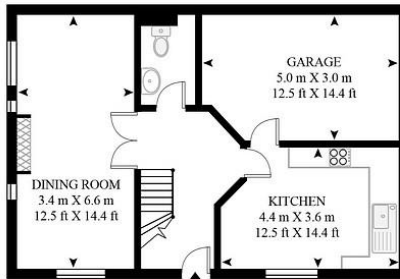


35 WEYMOUTH MEWS

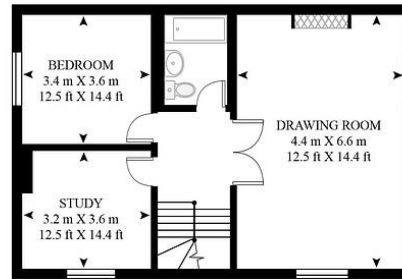
APPROXIMATE GROSS INTERNAL FLOOR AREA 1872 SQ.FT (174 SQ.M)



THIRD FLOOR



GROUND FLOOR



FIRST FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		80
(81-91) B		
(69-80) C		
(55-68) D		40
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on carterjonas.co.uk or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. *Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

HDVA

This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.
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