



NOTTINGHAM STREET, MARYLEBONE, W1U
£295 per week*

Carter Jonas

SECOND FLOOR FRONT FLAT, NOTTINGHAM STREET, MARYLEBONE, LONDON, W1U 5ET

- Studio Room
- Kitchen
- Shared Bathroom
- Second Floor
- Great Location
- Professionally managed by The Howard de Walden Estate
- Unfurnished (or furnished at separate cost)

THE PROPERTY

This apartment is located on the second floor and is a single studio room with kitchen area. The bathroom facilities are shared within the building.

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)

Please note that the flat has a shared bathroom only which can be found on the 1st floor landing.

Nottingham Street is a charming, tree-lined street in the heart of Marylebone. Known for its picturesque Georgian architecture and peaceful atmosphere, it is home to a mix of residential properties and small businesses, including cafes, boutiques, and art galleries. The street is within easy walking distance of popular attractions like Regent's Park and Oxford Street. Baker Street station is conveniently located approximately 0.4 miles and Bond Street station approximately 0.6 miles.

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

SHARED BATHROOM - good size studio room in a great location just off Marylebone High Street.



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 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 = £295 (at asking price)

Security deposit is 5 week's rent = £1,475 (at asking price £295pw)

Minimum Term 12 months

Council Tax Band G

For the latest information on broadband and mobile coverage, please visit [/checker.ofcom](#) for the most up-to-date details.

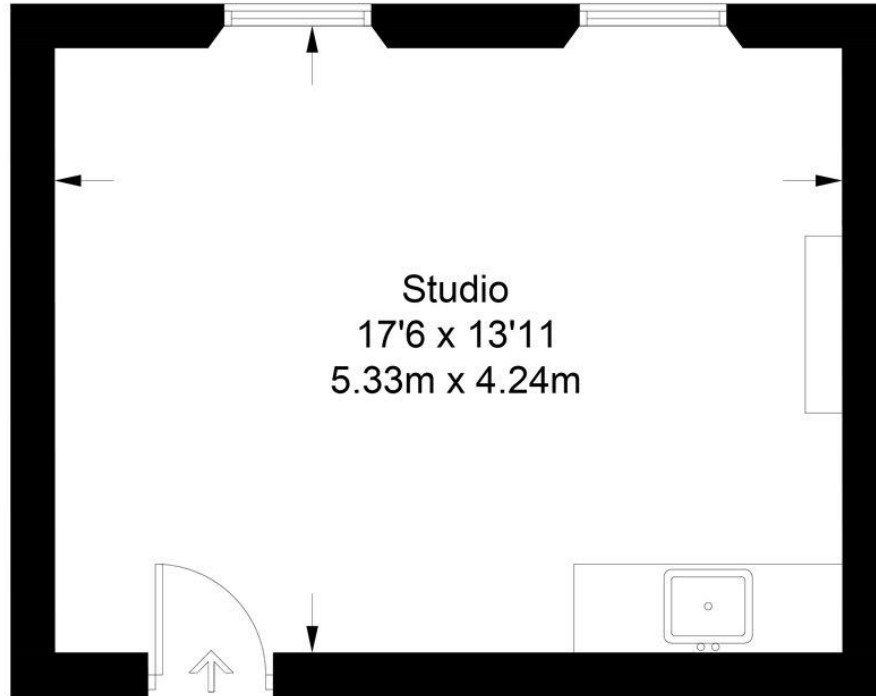
ADDITIONAL INFORMATION

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 G



2nd Floor Front Flat, 24 Nottingham Street

Approximate Gross Internal Area = 241 sq ft / 22.4 sq m



IN

Second Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		69	78
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.

T: 020 7486 8866

37 New Cavendish Street, London, W1G 9TL

E: marylebone.lettings@carterjonas.co.uk

A member of



Exclusive UK affiliate of

CHRISTIE'S
INTERNATIONAL REAL ESTATE