



Aybrook Street, W1U
£6,000,000, Leasehold

Anderson//Rose



Aybrook Street, W1U

A 1,396 sq ft second floor, two bedroom, two bathroom apartment with a private balcony is set within this most eagerly awaited residential development to be built in the heart of Marylebone Village just off the High Street itself.

Marylebone Square is set to be the only newly build, whole city-block development site in an exceptional position just behind Marylebone High Street. This stunning development comprises; 54 apartments, to including a selection of 1, 2 3 and penthouses, shops and a health club. Features will include, a covered canopy drop off the area from Aybrook Street, lavish communal areas with a natural stone paved courtyard with stone planters and a reflecting pool, 24 hour concierge, lifts, secure underground parking available by separate negotiation, and bicycle parking.

Marylebone Square offers the opportunity to acquire off plan with a phased payment scheme. Created by developers, Concord London in conjunction with Simon Bowden Architects, all residences benefit from floor-to-ceiling windows and glass sliding doors giving each space a bright and airy feel and all are backed by a 10 year build warranty by NHBC.

Ref PCL220130

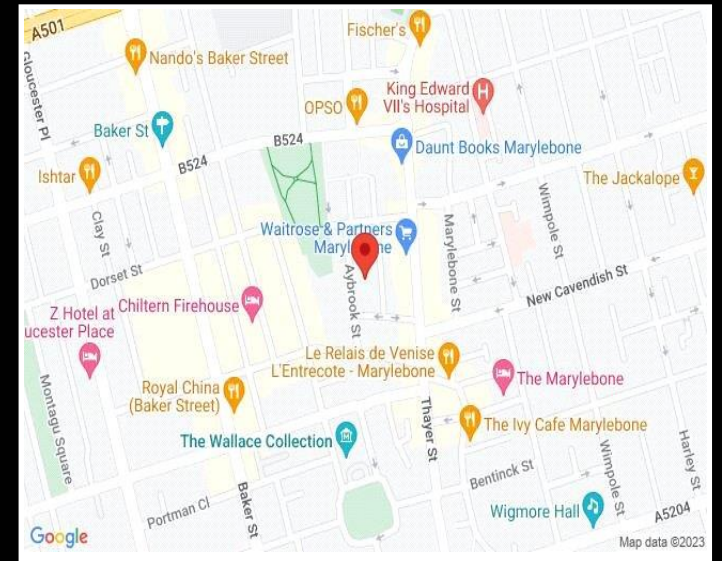
£6,000,000
Leasehold





SECOND FLOOR

Approximate gross internal area
1,396 sqft



For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.