

TO
LET



Flat 2, 49 Weymouth Street, Marylebone, London W1G 8NG

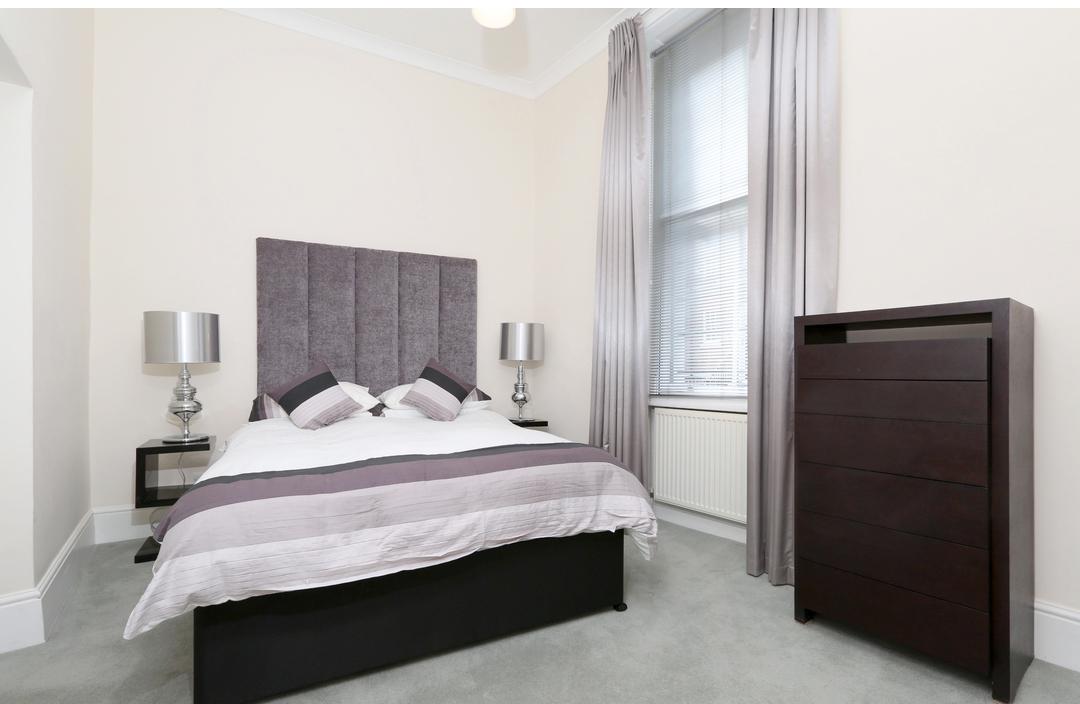
£807 p/w

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PROPERTY DESCRIPTION

A gorgeous refurbished ground floor flat with beautiful high ceilings situated within a Grade II listed building in the heart of Marylebone Village. The apartment offers double glazing, mosaic bathrooms with walk in power shower, a real pebble feature gas fire and wood floor to the living room. Marylebone High Street is moments away and Oxford Street a short walk away with Regents Park within easy access. EPC - D, Council Tax (Westminster) Band E, Security Deposit £3,625, Gas, Electricity, Water and Sewerage - all mains connections. Gas Central Heating. Broadband: good service available. Mobile – good service available, Parking – Residents permit required from Westminster Council (fees apply).

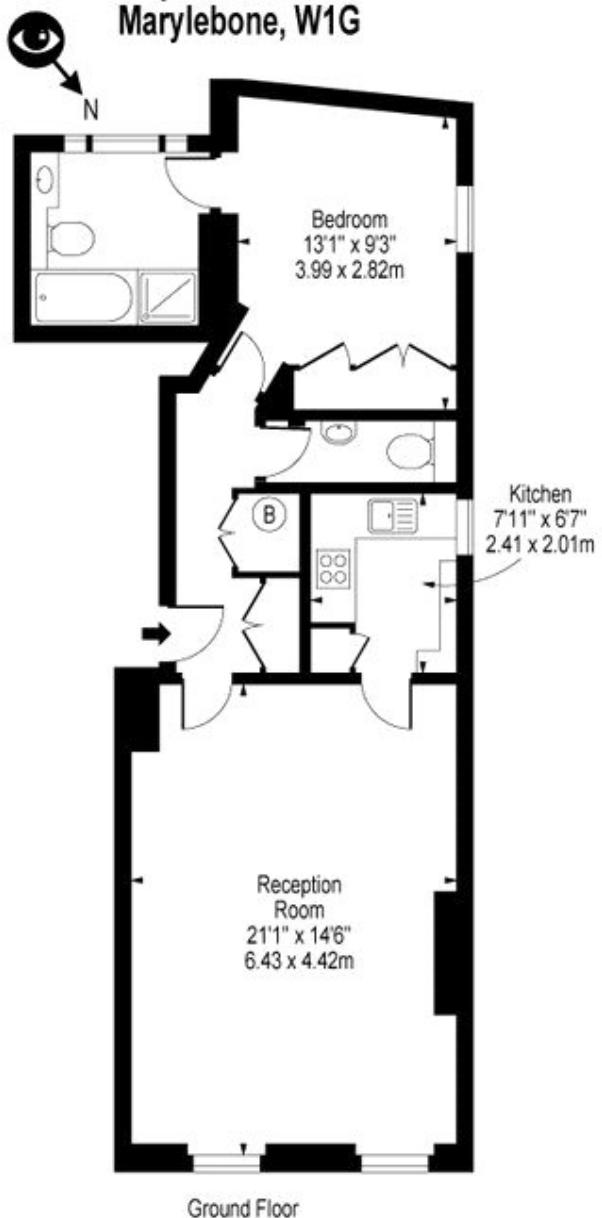
Living room with dining area, kitchen, double bedroom with en suite bathroom and walk in shower, guest cloakroom, good storage



ACCOMMODATION

- Living room with Dining area
- Kitchen
- Double bedroom with En Suite Bathroom
- Walk In Shower
- Guest Cloakroom
- Good Storage
- Double Height Ceilings

Weymouth Street,
Marylebone, W1G



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82-100)	A		
(61-81)	B		
(40-60)	C		
(55-60)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			