



PARK MOUNT LODGE

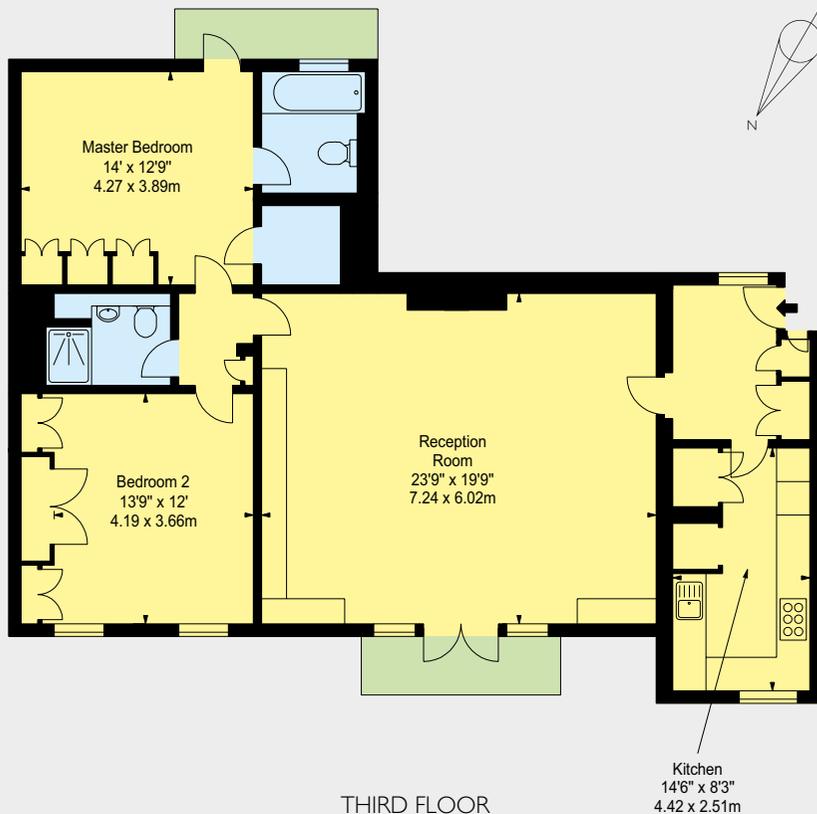
MAYFAIR W1



AN UNMODERNISED TWO BEDROOM APARTMENT OF 1,232 SQUARE FEET, WHICH FEATURES BALCONIES TO BOTH THE RECEPTION ROOM AND MASTER BEDROOM AND FURTHER BENEFITS FROM A LONG LEASE, A LIFT AND A PORTER.



Approximate Gross Internal Area
1,232 Sq Ft - 114.45 Sq M including any/all areas under 1.5m head height



Situated on the third floor of a secure residential building in the heart of Mayfair Village, this bright and spacious apartment offers a large Double Reception Room of more than 475 square feet, which further benefits from French windows that lead onto a balcony overlooking the mews.

The Master Bedroom with En-Suite Bathroom and walk-in wardrobe also benefits from a south-facing terrace and rooftop views of Mayfair. The second Bedroom has ample storage and is adjoined to a separate Shower Room. The building is serviced by a modern lift and resident porter.

Reeves Mews originated in the 18th Century to offer additional accommodation and stabling to the mansions of Upper Grosvenor Street and workshops to the rear of Mount Street. During the 1950's and 60's the south side of Reeves Mews was redeveloped to comprise three separate blocks of apartments, with Park Mount Lodge constructed in 1964-66 to the designs of Nicol Stuart Morrow to comprise 12 flats. The wide open spaces of Hyde Park and prestigious Grosvenor Square are both moments away, in addition to the Michelin starred restaurants and boutique shops of Mount Street.

ACCOMMODATION

- Entrance Hall
- Double Reception Room
- Kitchen
- Master Bedroom with En-Suite Bathroom & Walk-In Wardrobe
- Second Bedroom
- Shower Room
- Lift
- Resident Porter
- 1,232 Square Feet
- EPC Band: C

TERMS

Lease Length: 134 Years Remaining
 Service Charge: Approximately £12,000 per annum
 Ground Rent: Peppercorn
 Price: £2,850,000

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Sole Agent



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NO-ONE KNOWS MAYFAIR BETTER THAN WETHERELL