



BALCOMBE STREET, MARYLEBONE, NW1
£630,000 LEASEHOLD ABOUT 141 YEARS REMAINING

LOCATED IN MARYLEBONE - NW1, A BEAUTIFULLY PRESENTED ONE BEDROOM MAISONETTE APARTMENT, WITH INNER COURTYARD, RECENTLY BEEN MODERNISED AND SET IN A HANDSOME GEORGIAN GRADE II LISTED FORMER TERRACE HOUSE.

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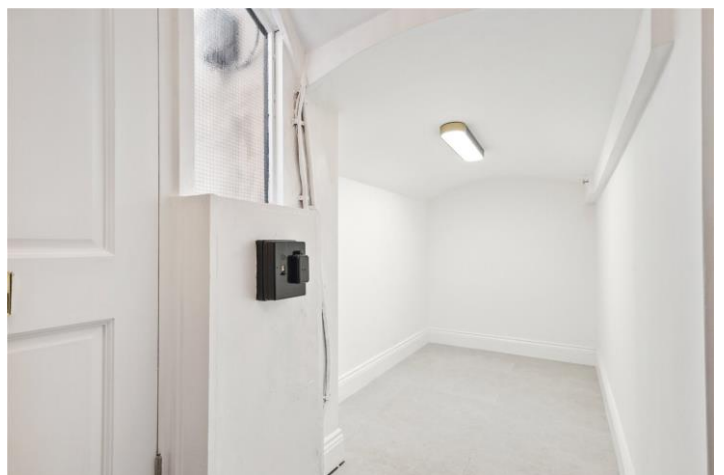
DESCRIPTION:

With close proximity to Dorset Square once known as 'Dorset Fields' and the former home to Lords cricket ground. It's only a short distance from desirable shopping destinations on Oxford Street and second to none transport services of Marylebone Station, open green spaces of London's Royal Park - 'Regents Park' and the cross section of amenities on Baker Street - including an array of tube lines for the Underground Station.



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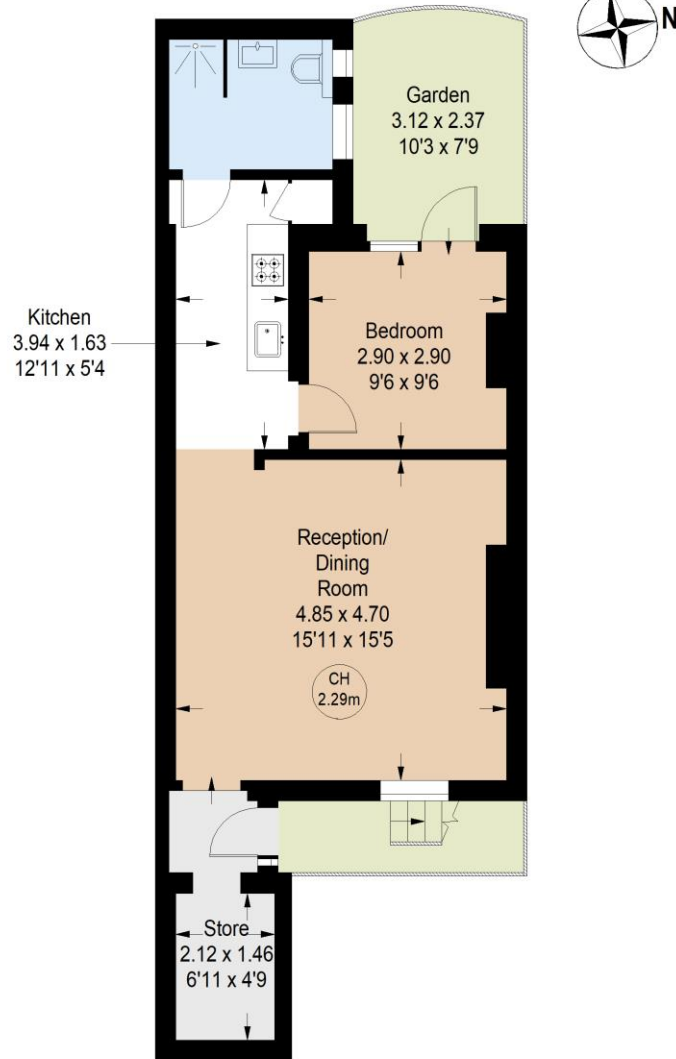
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Balcombe Street, Marylebone, NW1

Approximate Gross Internal Area = 50.17 sq m / 540 sq ft

Key :
CH - Ceiling Height



Lower Ground 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

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Tenure: Leasehold

Term: 141 year and 10 months

Service Charge: About £800 Per Annum

Ground Rent: Peppercorn

Council Tax Band: D

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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