Park Road, Regent's Park, NW1

2 bedroom flat - £900,000 share of freehold

Marylebone and Mayfair Sales

Park Road, Regent's Park, NW1

£900,000 share of freehold 2 bedroom flat

Foxtons.co.uk/1100521

Located on the second floor of an attractive listed period building, with lift access, this bright and spacious 2-bedroom flat offers high ceilings, stylish interiors, and views overlooking Regent's Park.

KEY FEATURES

- Located on the second floor of a listed building
- Wonderfully spacious reception room with a dedicated dining area, enhanced by abundant natural light.
- Separate kitchen with ample storage
- Two good-sized double bedrooms
- Share of freehold and Chain Free
- Stylish neutral decor and sleek wood floors
- Overlooking Regent's Park

LOCAL AREA

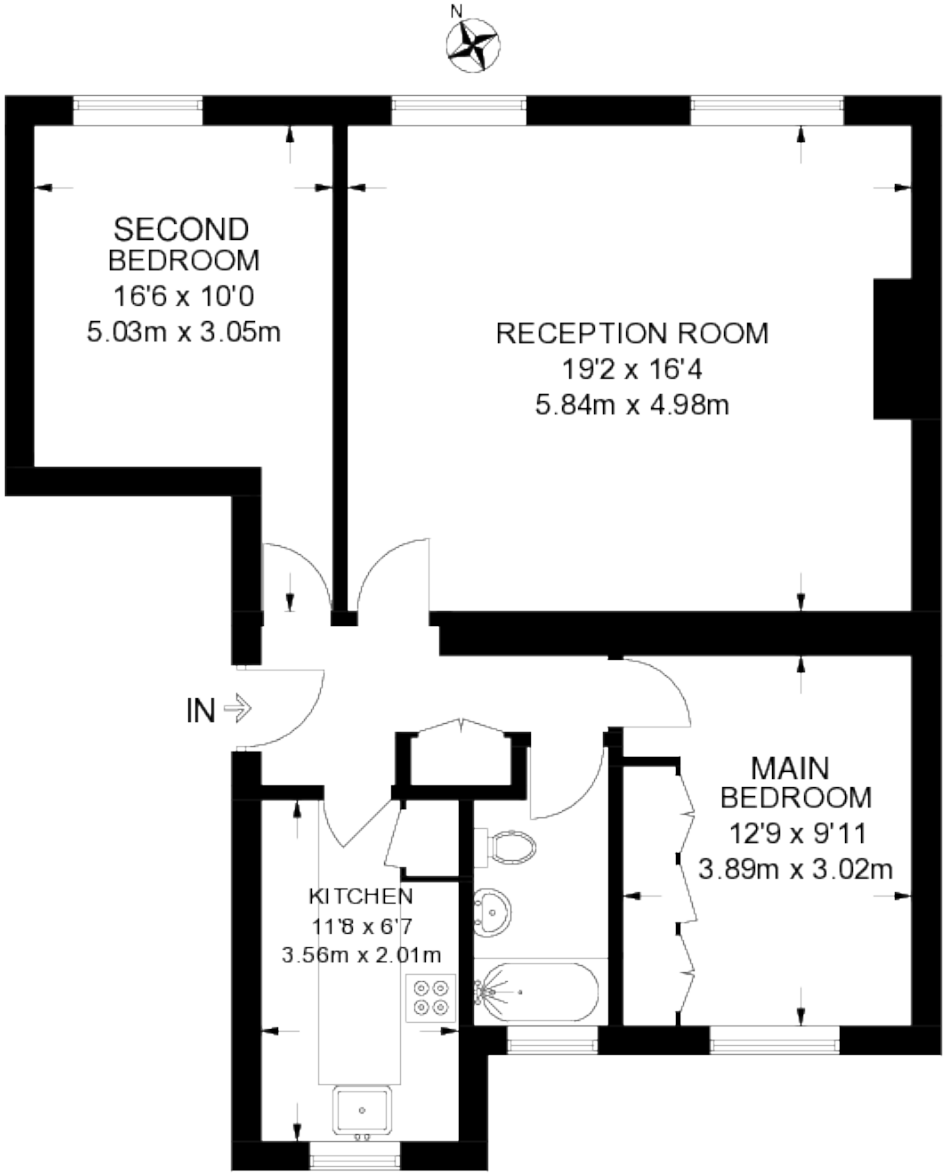
Chain free with a Share of freehold & lift. It features a large reception room, separate kitchen, two double bedrooms, a family bathroom, all with high ceilings & built-in storage. Finished with wood flooring. Hot water & heating included in the SC.

Baker Street Underground Station
Bakerloo Circle Hammersmith & City Jubilee Metropolitan lines, Zone 1

London Marylebone Rail Station
Chiltern Railways lines, Zone 1

Marylebone Underground Station
Bakerloo line, Zone 1

Representation of current layout, gross internal floor area is approximately 781 Sq Ft (Sq M)



SECOND FLOOR

APPROXIMATE GROSS INTERNAL AREA
781 SQ FT / 72.6 SQ M

This plan has been drawn for illustrative and identification purposes only.

Foxtons Marylebone and Mayfair

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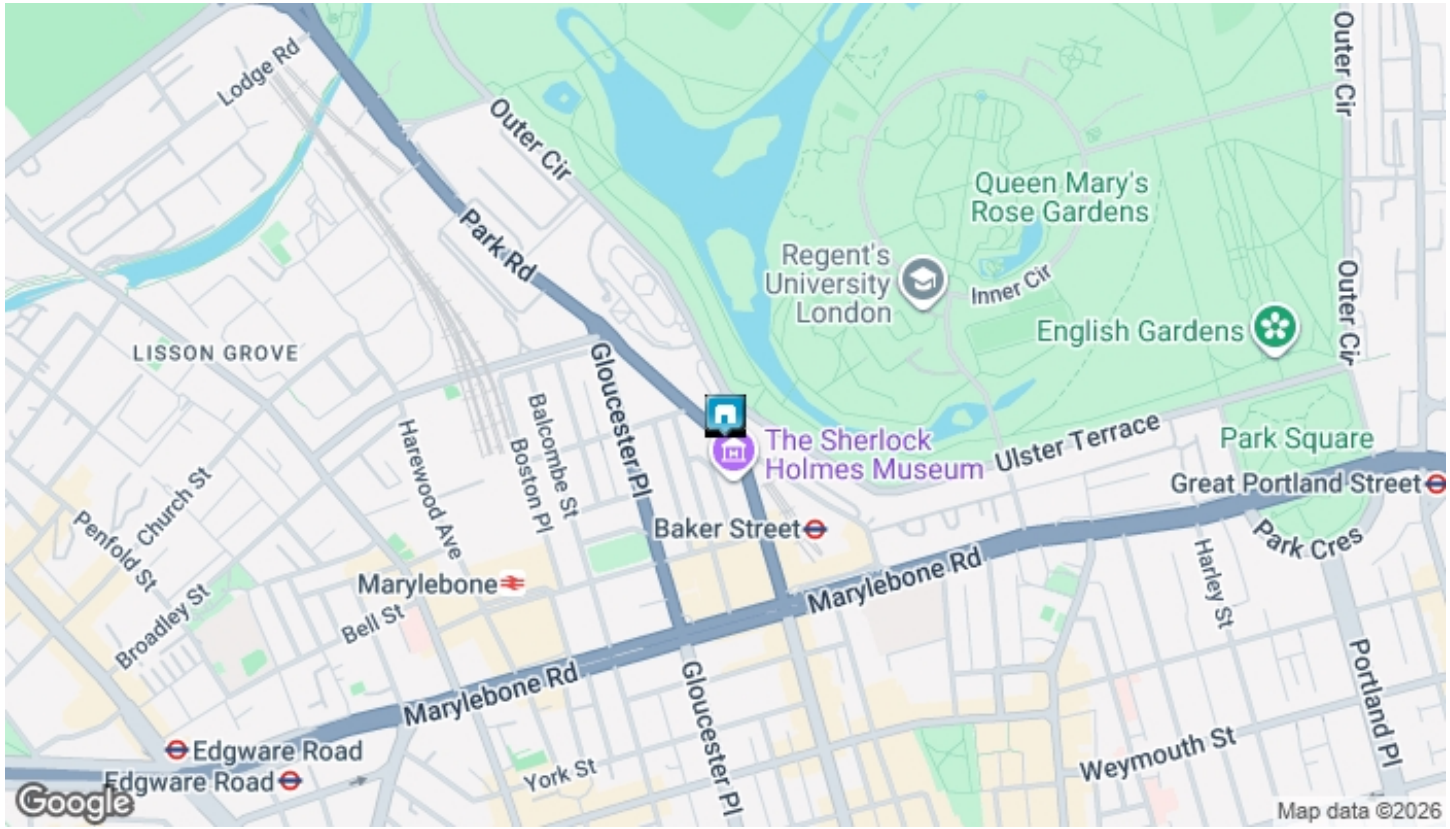

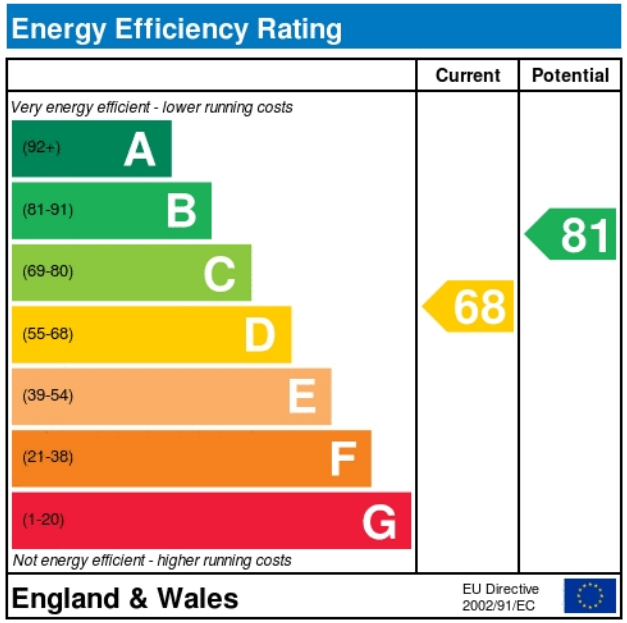

Tenure	**Share Of Freehold**
Lease Expires	**24/06/3001**
Ground Rent	**£50.00**
Service Charge	**£5,514.00**
Local Authority	**The City Of Westminster**
Council Tax	**£1,514 per year (Band F)**

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Foxtons. (1.63.133936)

MARL

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