

Bryanston Square, London. W1H

£1,325 pw | £5,742 pcm Subject To Contract (fees apply)



An extremely spacious two bedroom first floor flat in a grand Georgian period building. The flat has lovely views directly over the square gardens and beautiful high ceilings and floor to ceiling windows.

Bryanston Square is a prime Marylebone location, with the High Street a short stroll away and transport links close by at Baker Street, Bond Street and Marble Arch. Hyde Park is also within very easy walking distance.

Reception room

Kitchen open plan to dining
area

Master bedroom with ensuite
bathroom

2nd double bedroom

Further bathroom

Lift

Access to private square
gardens (fees apply)

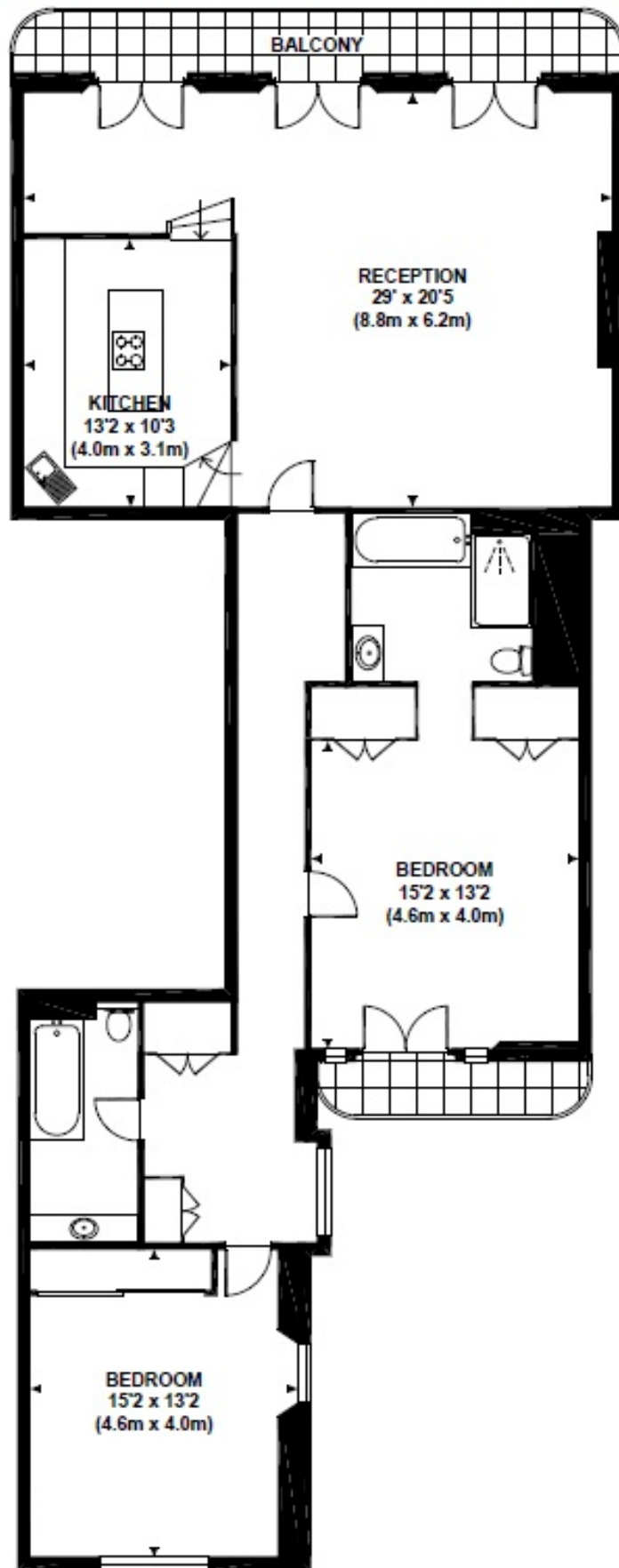
McGlashans Property Services
107-109 Crawford Street . London . W1H 2JA
TEL: 020 7486 6711 . E: lettings@mcglashans.co.uk

VAT Number 523 0666 68

Fees and Charges TENANCY AGREEMENT: £180.00 INDIVIDUAL REFERENCE: £48.00 COMPANY REFERENCE: £48.00 ALL PRICES ARE INCLUSIVE OF VAT @ 20%

BRYANSTON SQUARE

Approximate Gross Internal Area 1355 sq ft / 126 sq m



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 1355 SQ FT

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81 - 91) B		
(69 - 80) C		
(55 - 68) D	67	70
(39 - 54) E		
(21 - 38) F		
(1 - 20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	