



MARATHON HOUSE, MARYLEBONE ROAD, LONDON NW1

£595 PW



**TWO BEDROOM PROPERTY IN THE HEART OF
MARYLEBONE - BAKER STREET NW1**

PROPERTY REFERENCE CODE: RL0221

MARATHON HOUSE, MARYLEBONE ROAD, LONDON NW1

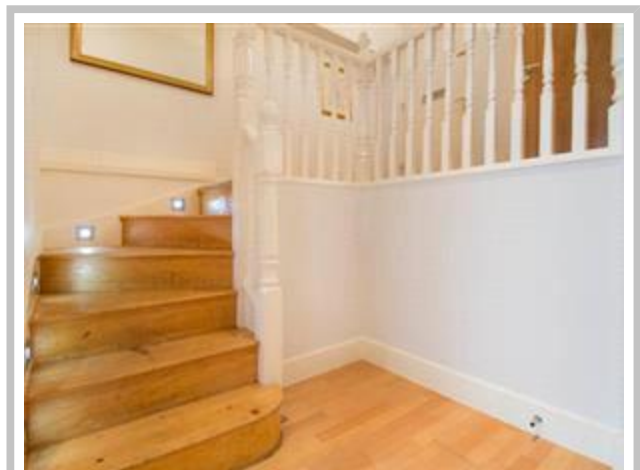
This bright and sunny two-bedroom, first-floor apartment is located in the heart of Baker Street and is only moments away from the boutique shops, restaurants and eclectic streets of trendy Marylebone.

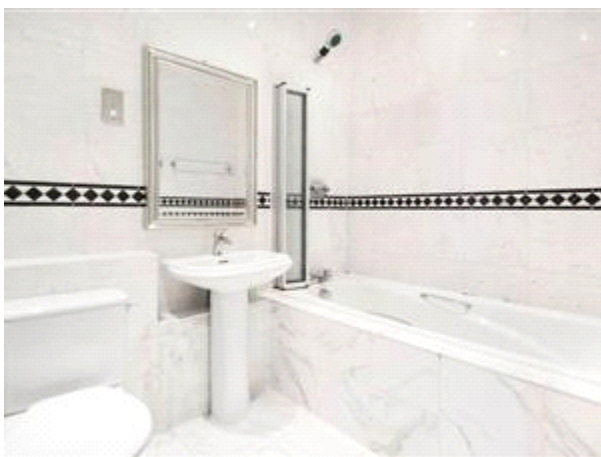
- CENTRALLY LOCATED FOR SHOPS AND TRANSPORT
- BEAUTIFULLY PRESENTED TWO BEDROOM APARTMENT
- GOOD SIZE RECEPTION WITH SPACE TO ENTERTAIN
- TWO BATHROOMS (1 EN-SUITE)
- SET WITHIN IMPOSING PURPOSE BUILD BLOCK WITH LIFT
- 24H CONCIERGE

This bright and sunny two-bedroom, first-floor apartment is located in the heart of Baker Street and is only moments away from the boutique shops, restaurants and eclectic streets of trendy Marylebone.

The spacious, contemporary property comprises a reception room, a beautifully appointed kitchen, two bedrooms, and two bathrooms.

Property further benefits from an in house gym and a concierge service and is close to excellent transport links of Baker Street and Marylebone underground stations.

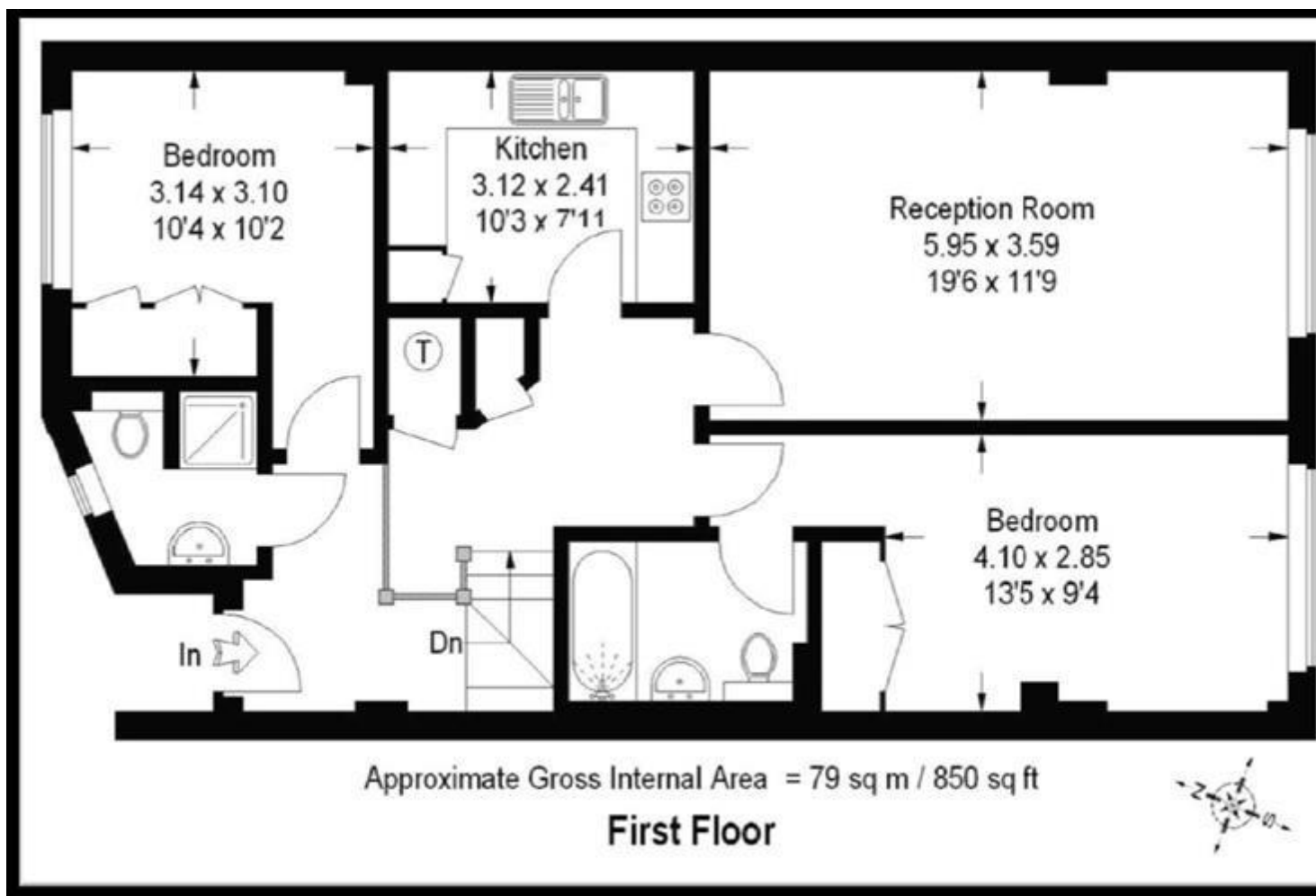






Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.			The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO ₂)		

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



Viewing by appointment only
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