



**ROBERT ADAM STREET, MARYLEBONE, W1U**  
£480 per week\*

**Carter Jonas**

## FLAT C, ROBERT ADAM STREET, MARYLEBONE, LONDON, W1U 3HN

- Studio Room
- Kitchen
- Bathroom
- First Floor
- High Ceilings
- Unfurnished or furnished at additional cost

### THE PROPERTY

The apartment features a good size studio room with impressive high ceilings and windows, separate kitchen and shower room.

Great location close to all the shops and restaurants of Marylebone High Street and the trendy Chiltern Street.

The property is professionally managed by The Portman Estate.

Available for long term rental on an unfurnished basis, or furnished (at separate cost)

Holding deposit is 1 week's rent = £480 (at asking price)

Security deposit is 5 week's rent = £2,400 (at asking price £480pw)

Minimum term 12 months

Council Tax Band D

For eligibility for resident parking permits, please refer to the <https://www.westminster.gov.uk/parking> website for further details.

For the latest information on broadband and mobile coverage, please visit <https://checker.ofcom.org.uk/en-gb/broadband-coverage> for the most up-to-date details.

The Portman Estate's 110 acres of land within Marylebone, London W1, has a rich heritage dating back to the 16th century and is the setting for continual investment in premium residential properties, shops and independent businesses. The Portman Estate includes key places of architectural and historical interest along with a vibrant blend of shops, including Portman Village, restaurants, wine-bars, hotels and garden squares - a perfect mix of leisure opportunities for

First floor studio apartment with impressive high ceilings in a fantastic location just moments from Marylebone High Street and Bond Street underground station.





residents in the heart of London's West End.

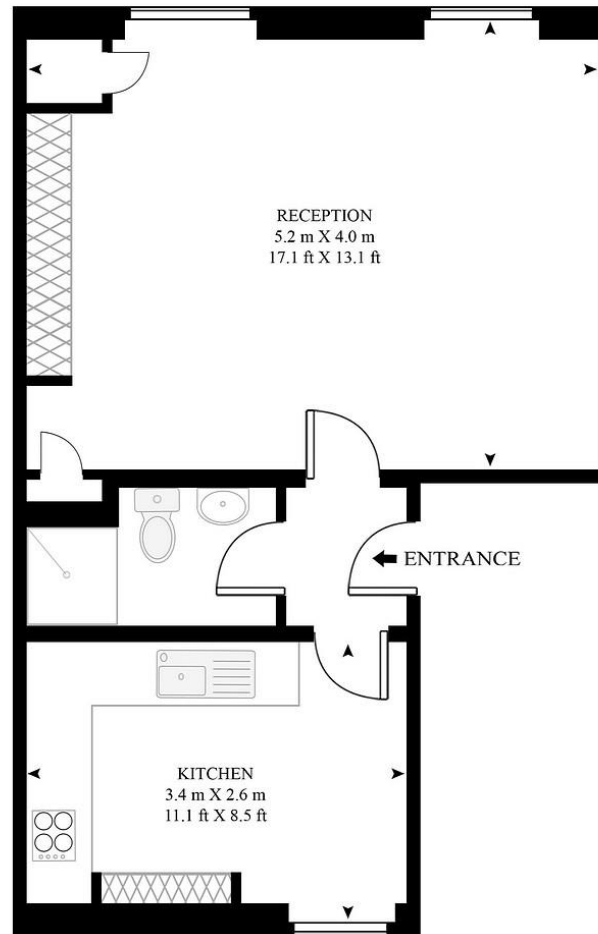
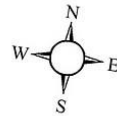
**ADDITIONAL INFORMATION**

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Westminster City Council - Council Tax Band D



# ROBERT ADAM STREET

APPROXIMATE GROSS INTERNAL FLOOR AREA 376 SQ.FT (35 SQ.M)



FIRST FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		<b>87</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>57</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

**HDA**

This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.

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Classification L2 - Business Data

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