



WETHERELL
MAYFAIR'S FINEST PROPERTIES



GROSVENOR SQUARE, W1K

£6,000,000

A 2,830 sq. Ft residence situated on the first floor of a period building on one of Mayfair's finest garden squares

This lateral space is 8 windows wide and occupies the entire first floor with 2.9 metre ceiling heights. Currently laid out with three connecting reception rooms, three bedrooms and two bathrooms.

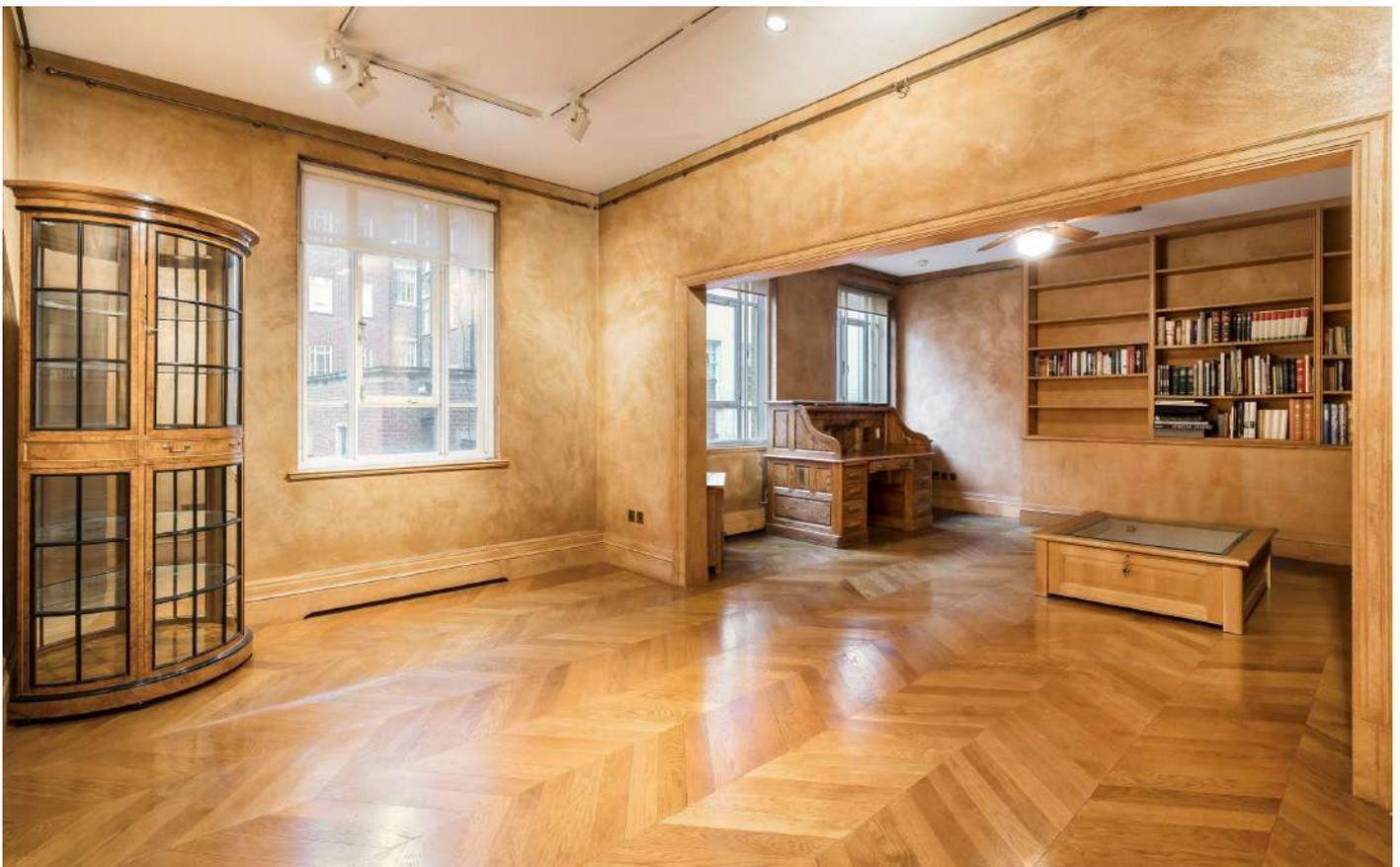
The residence is made up of two adjoining apartments which are both held on separate titles. The building benefits from multiple passenger lifts and a 24 hour concierge.

TENURE: Leasehold, approximately 107 years remaining

SERVICE CHARGE: Combined annual charge for both apartments is £50,471.12

GROUND RENT: Combined annual charge for both apartments is £220

BUILT IN 1927, NO.17 GROSVENOR SQUARE IS A NEO - GEORGIAN MASTERPIECE THAT REVIVES CLASSIC GEORGIAN ARCHITECTURE. THE BUILDING FEATURES AN LARGE ENTRANCE HALL AND IS THE ONLY APARTMENT BLOCK IN MAYFAIR



FEATURES

- Grosvenor Square • Lateral • Three bedrooms • 2,830 sq. ft • 24 hour concierge • Lift •



GROSVENOR SQUARE, LONDON, W1K



First Floor

Total area (approx.): 263.0 sq. m (2,830.9 sq. ft)



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We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their working order.

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