



RUSSELL SIMPSON

Well-presented three-bedroom
ground floor flat in Mayfair

CLARGES STREET
MAYFAIR W1J

Clarges Street

£1,395 _{P/W}

BEDROOMS 3	INTERNAL 958 _{SQ FT} 89 _{SQM}	OUTDOOR —	FURNISHED STATUS Furnished
BATHROOMS 2		EPC C	COUNCIL TAX Westminster City, G



The Property

A charming apartment offering bright, spacious accommodation with considered design throughout.



Indoor Spaces

Entering the flat on the ground floor, you are welcomed into a generous reception room with large windows featuring white shutters that fill the space with light. The room flows seamlessly into an elegant dining area, complete with space for formal entertaining and contemporary furnishings that add to the sense of sophistication.

The modern kitchen is fitted with sleek white units and features integrated appliances including a microwave and oven. A large window provides natural light and the space includes ample worktop area with a built-in sink.



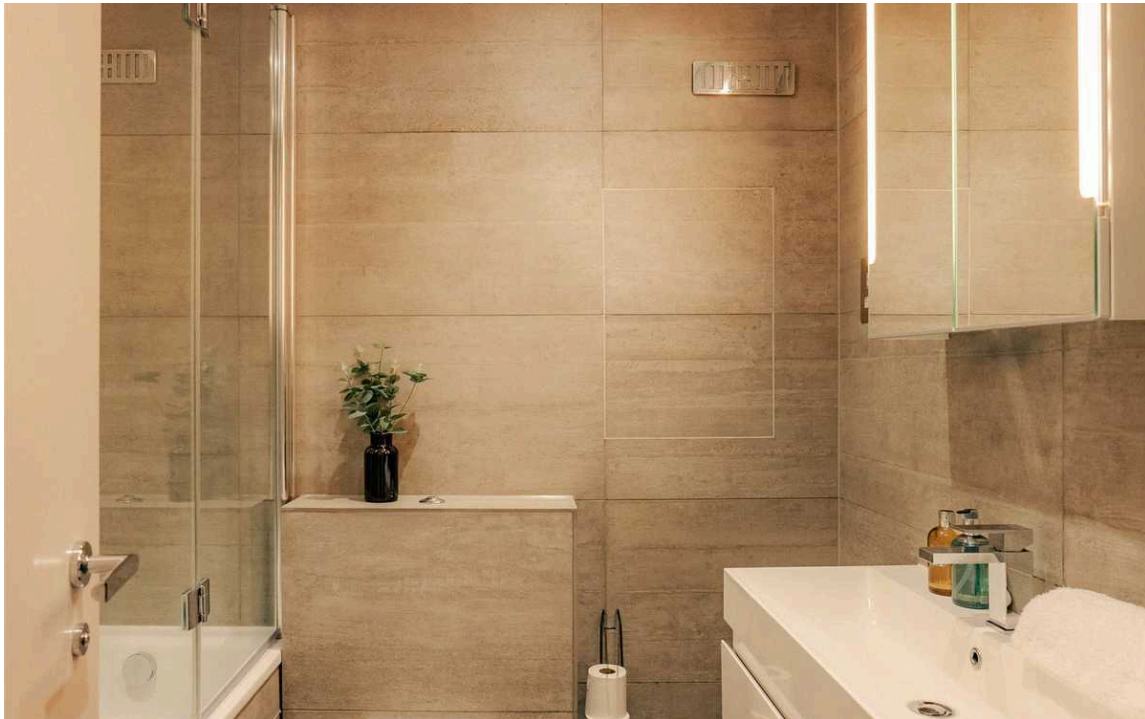


The Bedrooms

The principal bedroom is exceptionally spacious and benefits from an ensuite shower room. Large windows with white shutters create a bright, airy atmosphere

The second and third bedrooms are both well-proportioned rooms with excellent natural light, each thoughtfully designed with built-in storage solutions.

The modern bathroom features a sophisticated design with beige tiling, a glass-screened bath with shower, floating vanity with integrated lighting, and refined fixtures that add to the sense of elegance throughout.





The Neighbourhood

Clarges Street is a prestigious Mayfair address, moments away from the upmarket boutiques and restaurants of Bond Street. The property is within easy reach of Green Park and the artistic treasures of the Royal Academy, while Berkeley Square's garden squares are a short walk away. This prime central London location offers exceptional connectivity with Green Park station nearby.

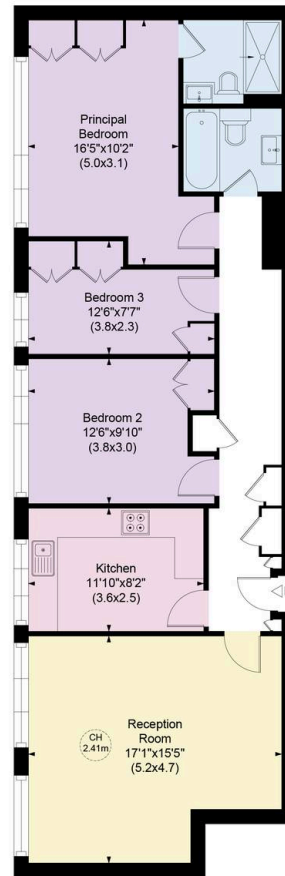
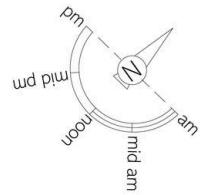
Clarges Street, W1J

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Approximate Internal Area

958 sq ft/ 89 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes, and compass bearings before making any decisions reliant upon them.



Raised Ground Floor

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