

PORTMAN MANSIONS

CHILTERN STREET, MARYLEBONE, LONDON, W1





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CHILTERN STREET
MARYLEBONE
LONDON, W1

A RARE OPPORTUNITY TO ACQUIRE ONE OR
TWO EXQUISITELY RENOVATED LATERAL
APARTMENTS IN THE PRESTIGIOUS BUILDING.

THIRD FLOOR APARTMENT

(125.04 SQ.M/1,346 SQ.FT)

An opportunity to acquire a beautifully renovated 2 bedroom lateral apartment situated on the third floor within Portman Mansions.

The spacious reception/dining room provides an ideal space for entertaining, with a bespoke Modulnova kitchen equipped with Miele appliances, a Quooker tap, and Italian porcelain tiles. Kahrs white oak herringbone flooring runs through the reception areas and bedrooms, while new acoustic double-glazed timber windows, solid core doors, and brushed bronze ironmongery is featured throughout.







Smart home technology, including Lutron lighting control, fullfiber broadband, and zoned underfloor heating, enhances comfort and convenience. The property also benefits from high ceilings and energy-efficient LED lighting throughout.

The apartment includes two bedrooms, with the principal bedroom featuring an en-suite bathroom and a walk-in wardrobe fitted with integrated LED lighting.

The second bedroom can be adapted for use as a study or guest room alongside a family bathroom. Both bathrooms are appointed with high-quality fixtures, with the master en-suite boasting a walk-in shower with a deluge shower head.





ACCOMMODATION

- Spacious Reception/Dining Room
- Bespoke kitchen with high-quality appliances, including Miele multifunction oven and induction hob
- Principal Bedroom with En-Suite Shower Room and Walk in Wardrobe
- Bedroom 2
- Family Bathroom

AMENITIES

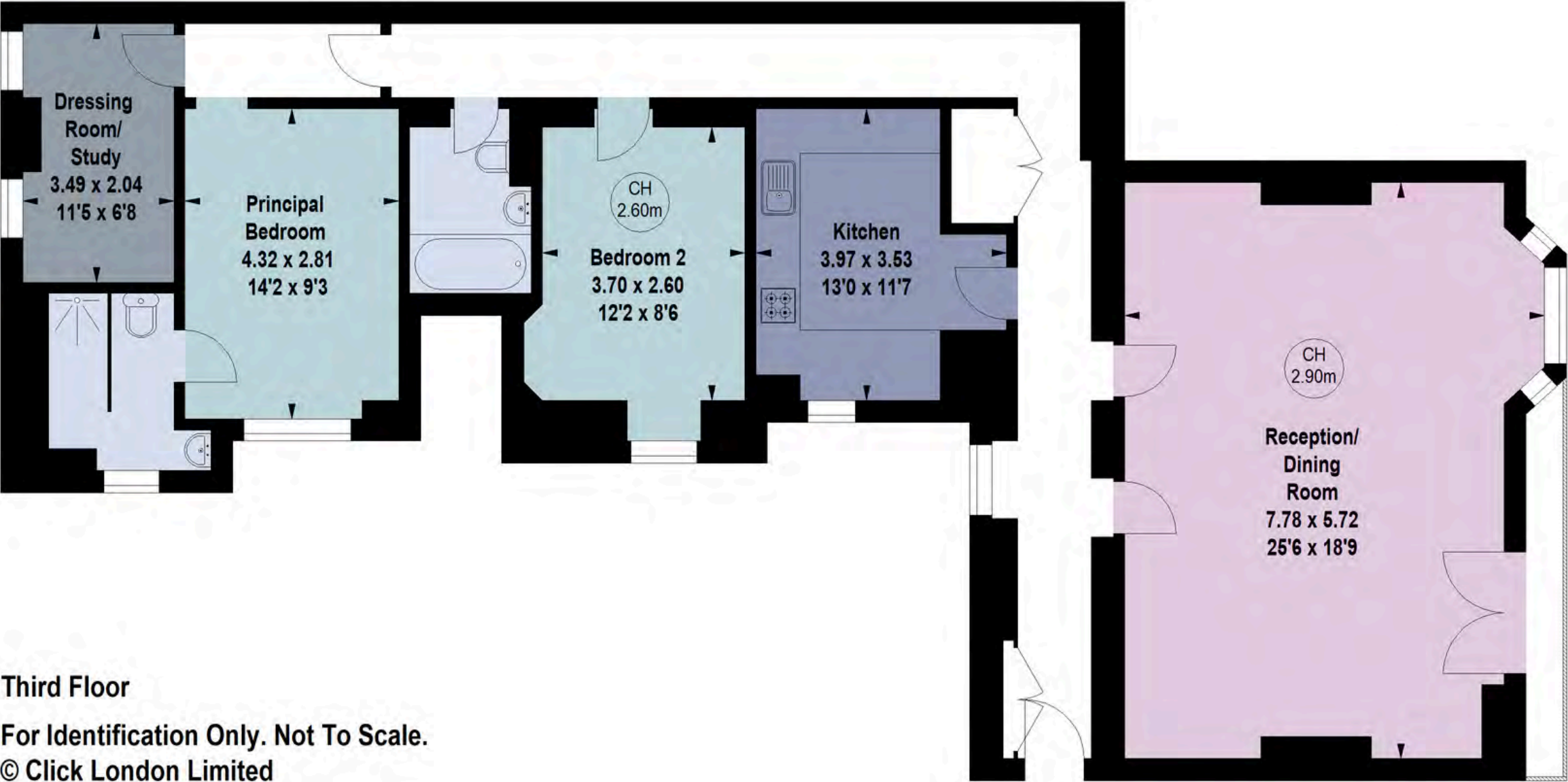
- Lutron lighting control and full-fiber broadband connection
- Wet underfloor heating with digital zonal controls, heated towel radiators, and fresh air ventilation
- 24-hour security, CCTV surveillance, security fob access control
- Energy-efficient LED lighting throughout
- Italian architectural porcelain tiles, Kahrs white oak oiled herringbone flooring, bespoke cabinetry



**Portman Mansions,
Chiltern Street, W1**

Gross internal area (approx) 125.04 sq m / 1346 sq ft

Key :
CH - Ceiling Height



Third Floor
For Identification Only. Not To Scale.
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FORTH FLOOR APARTMENT

(66.67 SQ.M/718 SQ.FT)

A superb two bedroom apartment situated on the fourth floor of this sought after mansion building in the heart of Marylebone village.

This stunning newly developed flat has an excellent level of specification throughout including, feature dark green stained and polished crown ash veneered doors leading through to the reception and dining room which features white oak oiled herringbone hardwood flooring, bespoke cabinetry and wall mouldings. The bathroom has tiled floors with "Monaco Grey" marble clad walls and marble vanity units. The kitchen designed by Vabel is Modulnova with Italian natural quartzite "Nica" worktops and Miele appliances.





The apartment is crafted from exceptional materials with an obsessive devotion to detail and further benefits from Lutron lighting and fully fitted bespoke wardrobes designed by Vabel.





ACCOMMODATION

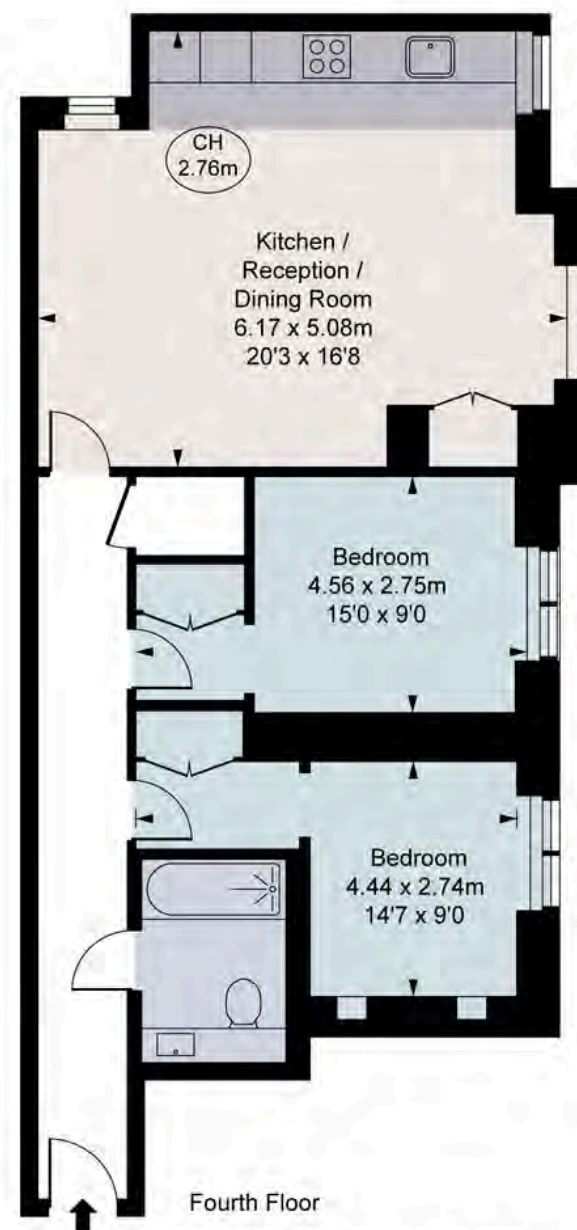
- Two Bedrooms
- Bathroom
- Reception Room
- Kitchen

AMENITIES

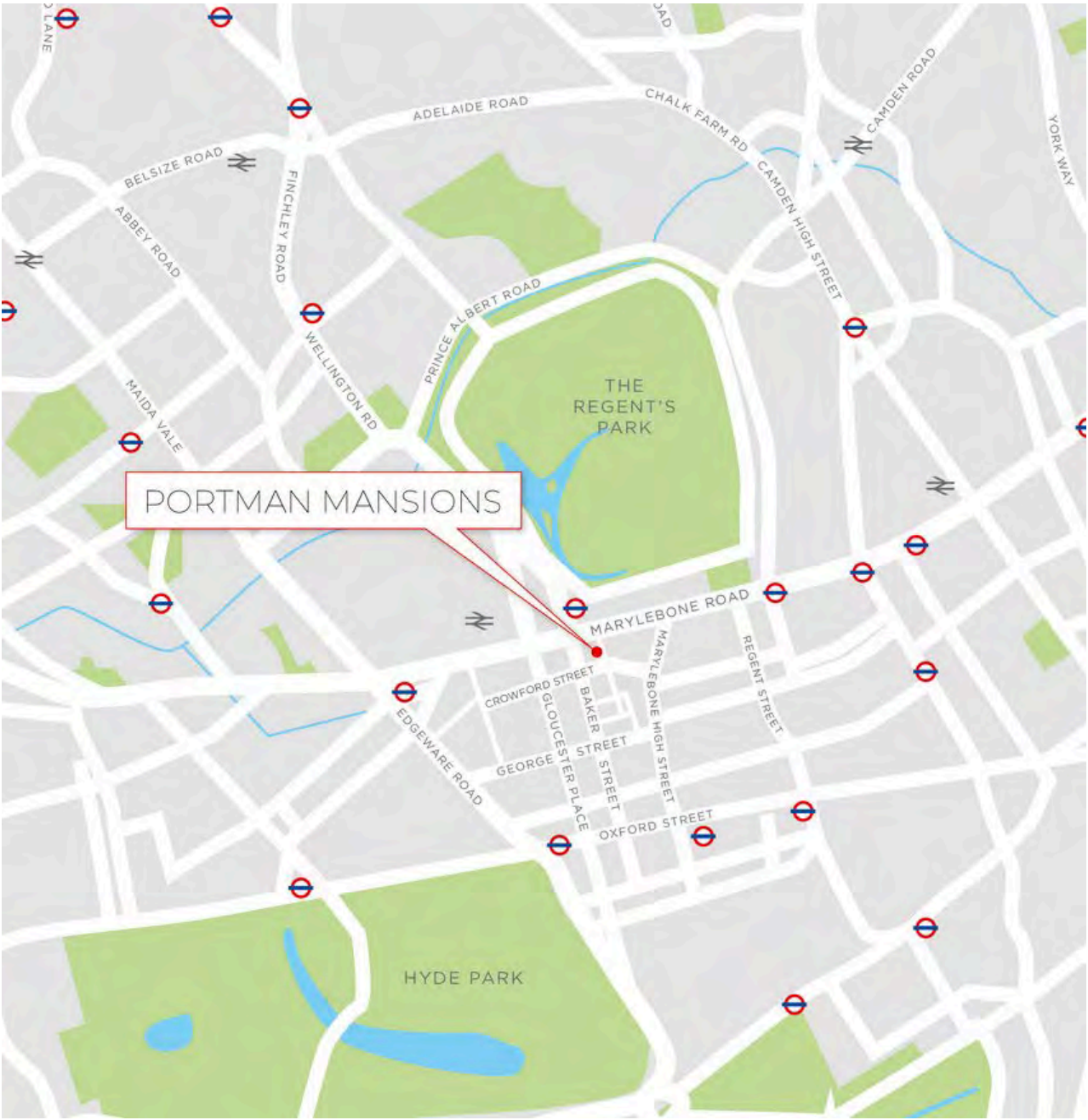
- Brushed Brass Crosswater brassware in the bathroom
- Building Porter
- Living areas fitted with white oak oiled herringbone hardwood flooring

Portman Mansions,
Chiltern Street, W1U
Approximate Gross Internal Area
66.67 sq m / 718 sq ft

(CH = Ceiling Heights)



This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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Residents enjoy 24-hour security, CCTV, and secure fob access in this highly regarded building. Located in the heart of Marylebone, the apartment offers easy access to variety of upscale shops and restaurants,

The transport links are excellent from nearby Baker Street (approximately 0.4 miles), Edgware Road (approximately 0.6 miles), Bond Street (approximately 0.7 miles) and Marble Arch (approximately 0.9 miles) underground stations. Marylebone (approximately 0.5 miles), Paddington (approximately 1.2 miles), Euston (approximately 1.4 miles) and King's Cross St Pancras (approximately 1.9 miles) train stations, as well as access to the West and Heathrow via the A40.

FLAT H, PORTMAN MANSIONS

TENURE: LEASEHOLD 163 YEARS

SERVICE CHARGE: £10,600.79 P/A

GROUND RENT: PEPPERCORN

COUNCIL TAX: WESTMINSTER (BAND G)

EPC: B

GUIDE PRICE: £2,795,0000

FLAT R, PORTMAN MANSIONS

TENURE: LEASEHOLD 163 YEARS

SERVICE CHARGE: £8,785.00 P/A

GROUND RENT: PEPPERCORN

COUNCIL TAX: WESTMINSTER (BAND G)

EPC: C

ASKING PRICE: £1,500,000

JOINT SOLE SELLING AGENT

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IMPORTANT NOTICE

These particulars have been prepared in all good faith to give a fair overall view of the property and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned below and as to the content of these particulars. If any points are particularly relevant to your interest in the property ask for further information.