



## **DORSET SQUARE**

Marylebone  
London  
NW1

Asking Price  
£825,000

Sole Agent

We are delighted to offer this outstanding newly refurbished modern one bedroom apartment situated on the fourth floor (with lift access) of a Grade II listed period building with a communal garden square.

# ASTON CHASE

67-71 Park Road  
Regent's Park  
London, NW1 6XU  
020 7724 4724  
[enquiries@astonchase.com](mailto:enquiries@astonchase.com)

[astonchase.com](http://astonchase.com)

## DORSET SQUARE

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London  
NW1

Asking Price  
£825,000  
Subject To Contract

Sole Agent

Leasehold 987 Years

Service Charge: TBC  
Ground Rent: TBC

Dorset Square is located within easy walking distance of Marylebone station (Bakerloo Line) as well as within easy distance of Baker Street, it's underground station (Bakerloo, Circle, Hammersmith & City, Jubilee & Metropolitan Line) and local amenities.





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## ACCOMMODATION

- Principal Bedroom, Bathroom
- Open Plan Reception with Fitted Kitchen
- Dining Area

## AMENITIES

- Communal Garden Square
- Lift

COUNCIL TAX: E

EPC RATING: D



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Dorset Square, NW1

Approximate Gross Internal Floor Area : 558 sq ft / 51.8 sq m



Fourth Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	58	59
(39-54) <b>E</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		

