



**Upper Montagu Street, Marylebone, London W1H**

**Subject To Contract £5,500,000 | Freehold**

Contact us about this property

337 West End Lane, West Hampstead, London, NW6 1RS

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# Alexanders

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## About This Property

A magnificent Grade II Georgian family residence totalling 3309 sq ft located in the heart of the West End within easy reach of the varied amenities of Baker Street.

Marylebone High Street as well as the open spaces of Hyde Park and Regents Park are only a short distance away.

The main residence boasts a dining room, study, separate WC and newly fitted kitchen / breakfast room on the ground floor, a Grand Drawing room with Juliette Balcony and a wonderful west facing roof terrace on the 1st floor, a master bedroom suite on the second floor and three further bedrooms and bathroom on the 3rd floor.




If required the Lower Ground floor could be used as a separate self-contained two bedroom apartment. Viewing of this outstanding home is highly recommended.





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 8 Bedroom |  3 Reception |  4 Bathroom |  null

## Property Features

- Fantastic Georgian six bedroom freehold house
- Split over 5 floors
- Offering more than 3300 square feet
- Modern separate kitchen
- Charming courtyard garden
- Peaceful roof terrace
- Heart of Marylebone
- Short walk to The West End

## Property Size

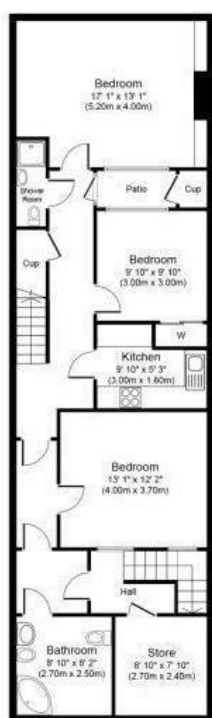
3370.00 sq ft



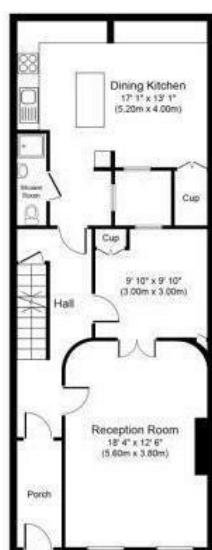
## Nearest Transport Links

# Alexanders

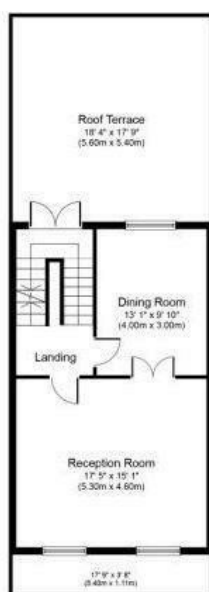
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**Lower Ground Floor**  
Approximate Floor Area  
**1,063 sq. ft.**  
(98.8 sq. m.)



**Ground Floor**  
Approximate Floor Area  
**823 sq. ft.**  
(76.5 sq. m.)



**First Floor**  
Approximate Floor Area  
(Excluding Terrace)  
**488 sq. ft.**  
(45.3 sq. m.)



**Second Floor**  
Approximate Floor Area  
**508 sq. ft.**  
(47.2 sq. m.)



**Third Floor**  
Approximate Floor Area  
**488 sq. ft.**  
(45.3 sq. m.)



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