

HILL STREET, MAYFAIR, LONDON W1  
£650 PW

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**MAYFAIR SQUARE**

1 Mayfair Place, London W1J 8AJ, United Kingdom

+44 (0)207 184 9888 | [info@mayfairsquare.co.uk](mailto:info@mayfairsquare.co.uk) | [www.mayfairsquare.co.uk](http://www.mayfairsquare.co.uk)

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### PROPERTY DESCRIPTION

#### Charming Mayfair Studio with Garden Access.

A charming and generously proportioned studio apartment, set on the eighth floor of an elegant red-brick building in the vibrant heart of Mayfair. Ideally positioned just moments from Berkeley Square, this residence enjoys one of London's most prestigious and fashionable addresses.

The apartment comprises a spacious living area, a modern bathroom, and a unique kitchenette, with the added benefit of access to a private gated communal garden, a rare find in central London. Located on Hill Street, the building offers a lift, an on-site building manager, and a refined living experience.

Perfectly nestled between Hyde Park and Green Park, the apartment also boasts excellent transport connections, with Green Park, Bond Street, and Marble Arch stations all within easy walking distance, ensuring seamless access to the rest of the city.



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Property Details:

Flat 88  
39 Hill Street  
Mayfair  
W1J 5LZ

Approx. Gross Internal Area\*  
318 ft<sup>2</sup> - 29.54 m<sup>2</sup>

\*As Defined by the RICS - Code of Measuring Practice

SCALE  
1:100 @ A4

Plans Drawn: 03.08.2016



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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FOR MORE INFORMATION PLEASE CONTACT US

### Important Notice:

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