

# SOUTH AUDLEY STREET

MAYFAIR • W1








## SOUTH AUDLEY STREET


Set on the second floor of a "quintessentially British" style apartment block, this one bedroom lateral apartment of 716 sq ft is the perfect pied-a-terre or investment property.


Situated next to famous private members club George, the property is perfectly positioned to take advantage of Mayfair's boutique shops, up-market restaurants and 5\* hotels.


The property comprises a generous south facing, 24ft reception room five windows wide, featuring high ceilings and boasting an abundance of natural light.

The apartment further features a separate kitchen, large double bedroom and bathroom.

 **Entertainment:** 31 South Audley Street is perfectly situated for the many famous attractions of the West End including the Royal Opera House and the renowned Curzon Cinema, as well as an array of private members clubs such as Annabel's on Berkeley Square, George, The Arts Club and the RAC.

 **Restaurants:** South Audley Street is well placed for the many culinary delights of Mayfair, including Scotts on Mount Street, China Tang at the Dorchester, The Ritz Restaurant and Hakkasan.

 **Shopping:** Mayfair is famed for its designer shops and upmarket boutiques, with nearby Mount Street offering Celine, Christian Louboutin, Richard Mille and Creed to name but a few.

 **Trains:** Excellent transport links are afforded by rail, including Green Park and Hyde Park Corner providing access to the Jubilee, Victoria and Piccadilly lines.

## TERMS

**Tenure:** Leasehold approximately 90 years remaining

**Guide Price:** £1,850,000

**Viewing:** By appointment with Knight Frank

**Approximate Gross Internal Floor Area**

**66.5 sq.m./716 sq.ft.**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars

