



**NEW CAVENDISH STREET, LONDON, W1W**  
£6,000 per month\*

**Carter Jonas**



# **12A DE WALDEN COURT, NEW CAVENDISH STREET, LONDON, W1W 6XD**

- 3 Bedrooms
- 2 Bathrooms
- Reception room
- Kitchen
- Unfurnished
- Portered building

## **THE PROPERTY**

This sophisticated three-bedroom, two-bathroom apartment is nestled in the vibrant heart of Fitzrovia, offering a perfect mix of contemporary comfort and classic charm.

The expansive, open-plan living area is bathed in natural light and features a fully equipped kitchen with stylish cabinetry and top-of-the-line appliances. The bedrooms are spacious, with the master suite including a private en-suite, while the second bathroom is conveniently accessible for both guests and the additional bedrooms.

Situated in a prestigious and well-maintained building, the property offers secure entry, elevator access, and meticulous upkeep. The communal spaces are beautifully maintained, reflecting the overall high quality of the residence.

Holding deposit is 1 weeks rent = £1,385 (at asking price)

Security deposit is 6 weeks rent = £8,310 (at asking price)

Minimum term 12 months

Council Tax Band G

For eligibility for resident parking permits, please refer to the <https://www.westminster.gov.uk/parking> website for further details.

For the latest information on broadband and mobile coverage, please visit <https://checker.ofcom.org.uk/en-gb/broadband-coverage> for the most up-to-date details.

## **An elegant three-bedroom apartment set within a prominent Mansion block in the heart of Fitzrovia.**

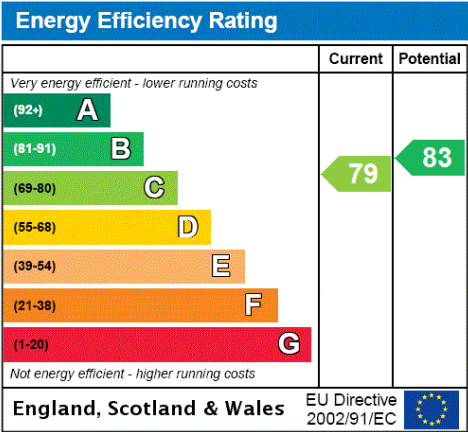




Located in the lively Fitzrovia neighbourhood, you'll be surrounded by boutique stores, trendy eateries, and cozy cafes. With easy access to Oxford Street's shopping, the serene Regent's Park, and nearby transport links from Oxford Circus and Goodge Street stations, this apartment is a prime choice for those seeking city living at its best.

ADDITIONAL INFORMATION

|                 |   |
|-----------------|---|
| Offers          | Available for a minimum term of 12 months longer terms will be considered |
| Viewing         | Strictly by appointment   |
| Local Authority | Westminster City Council - Council Tax Band G                             |



# De Walden Court, W1

Approx. Gross Internal Area 1688 Sq Ft - 156.82 Sq M



Third Floor

Floor Area 1688 Sq Ft - 156.82 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 17/10/2024



## IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on [carterjonas.co.uk](http://carterjonas.co.uk) or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. \*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

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Classification L2 - Business Data