



REAL
ESTATE

5, Carlton Gardens, London SW1Y 5AD

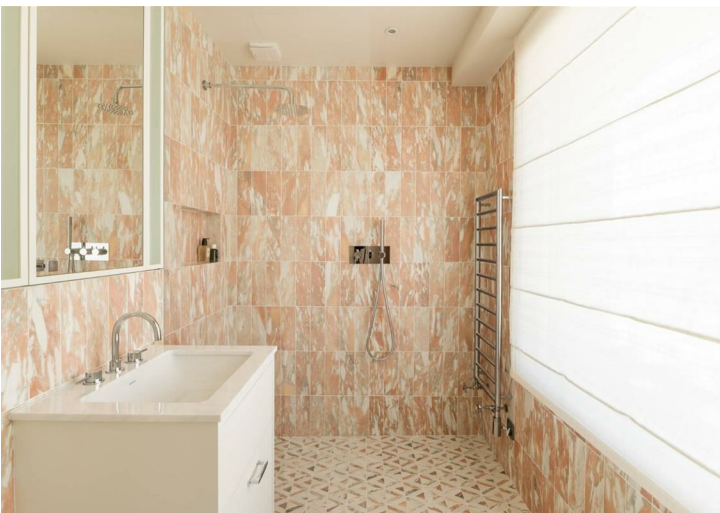


- 3 Bed Duplex Penthouse Apartment
- 6/7th Floors
- Large Private Terrace
- Secure Underground Parking
- 24 Hour Concierge
- Fully Renovated Turnkey Residence
- Spectacular Views Over St James's Palace
- Residents Garden
- Passenger Lift & Service Lift
- CCTV Throughout The Building Monitored 24/7

Situated on the sixth and seventh floors, the penthouse has been the subject of a meticulous, no-expense-spared refurbishment, resulting in a turnkey residence of exemplary craftsmanship and finish. The interiors effortlessly marry classical proportions with refined contemporary design, creating a sophisticated and highly curated living environment.

Price £13,900,000

7 Marylebone Lane, London, W1U 1DB
T: 0203 871 4074 | welcome@azrealstate.uk

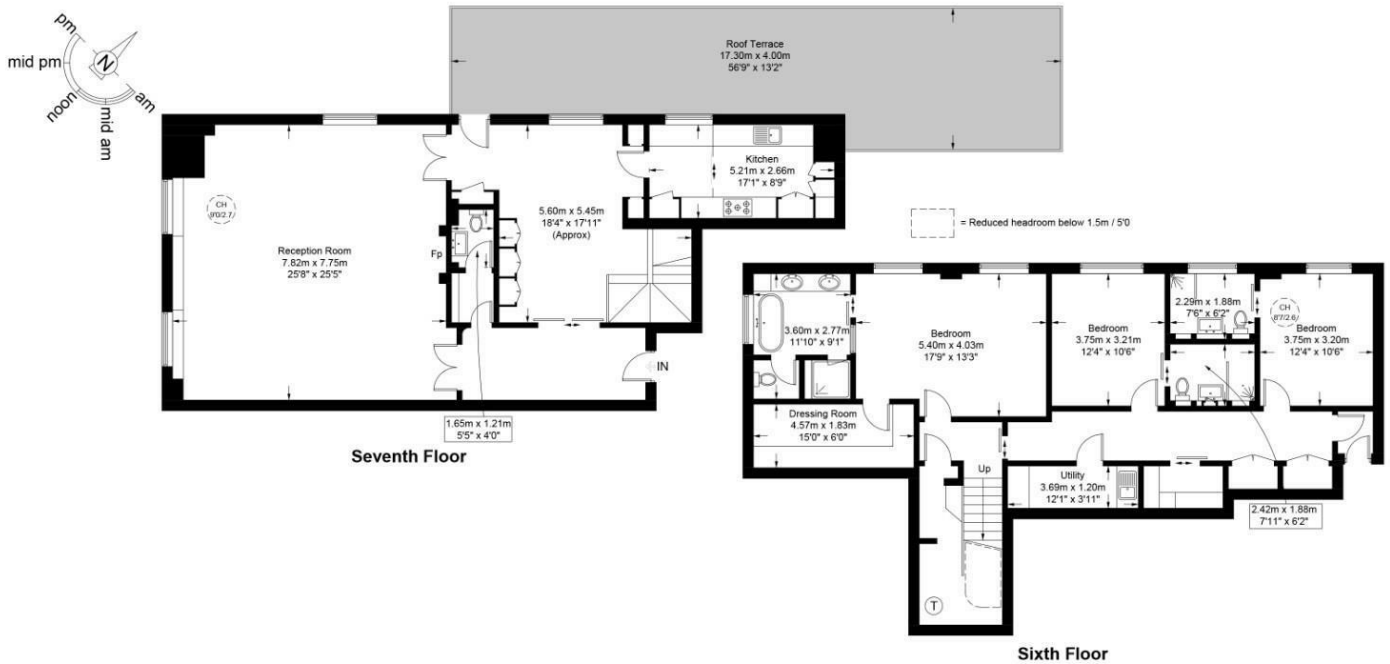




Carlton Gardens, SW1Y

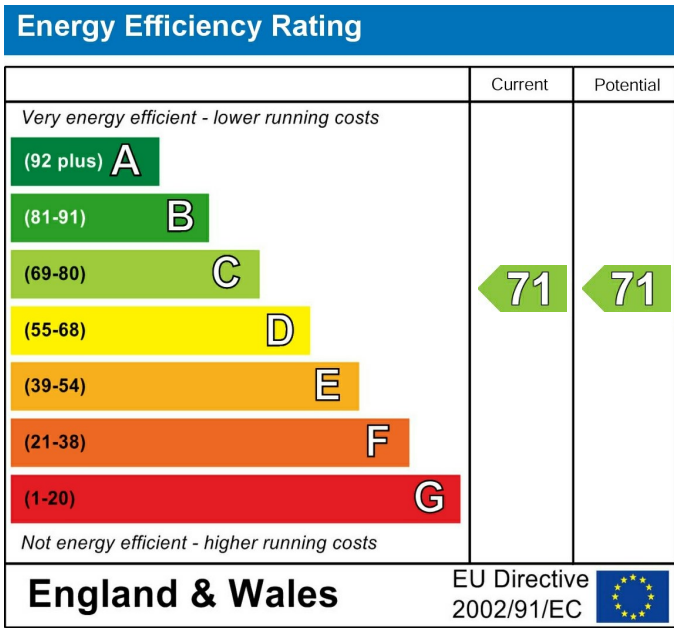
Approximate Gross Internal Area = 2567 sq ft / 238.5 sq m

Restricted Height = 20 sq ft / 1.9 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.





An exceptional, interior-designed duplex 3 bed apartment of rare quality, occupying the uppermost floors of Stirling Square in the heart of St James's. The apartment is located just off the Mall in one of London's finest buildings, the final legacy of legendary British architect Sir James Stirling. Stirling Square is a celebration of Stirling's life and unique approach to architecture, he always strived to be different and came to be known as a "rebellion against conformity".

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

7 Marylebone Lane, London, W1U 1DB
 T: 0203 871 4074 | welcome@azrealestate.uk