



REAL  
ESTATE

## 50, Bolsover Street, London W1W 5NG



- Concierge service 24/7
- Comfort cooling throughout
- Stunning New York style entrance lobby
- Private communal garden with water features
- Lots of storage space
- Built-in furniture
- Lift access
- Regent's Park is only a 5-minute walk

The flat has an open plan reception room with a fully fitted kitchen with integrated appliances. The bedroom has fitted wardrobes with good size storage. The apartment looks out to the internal private garden, providing a quiet and peaceful living environment for the owners.

Residents benefit from lift access and services of a 24/7 hours concierge who helps with all building needs, including deliveries intake etc.

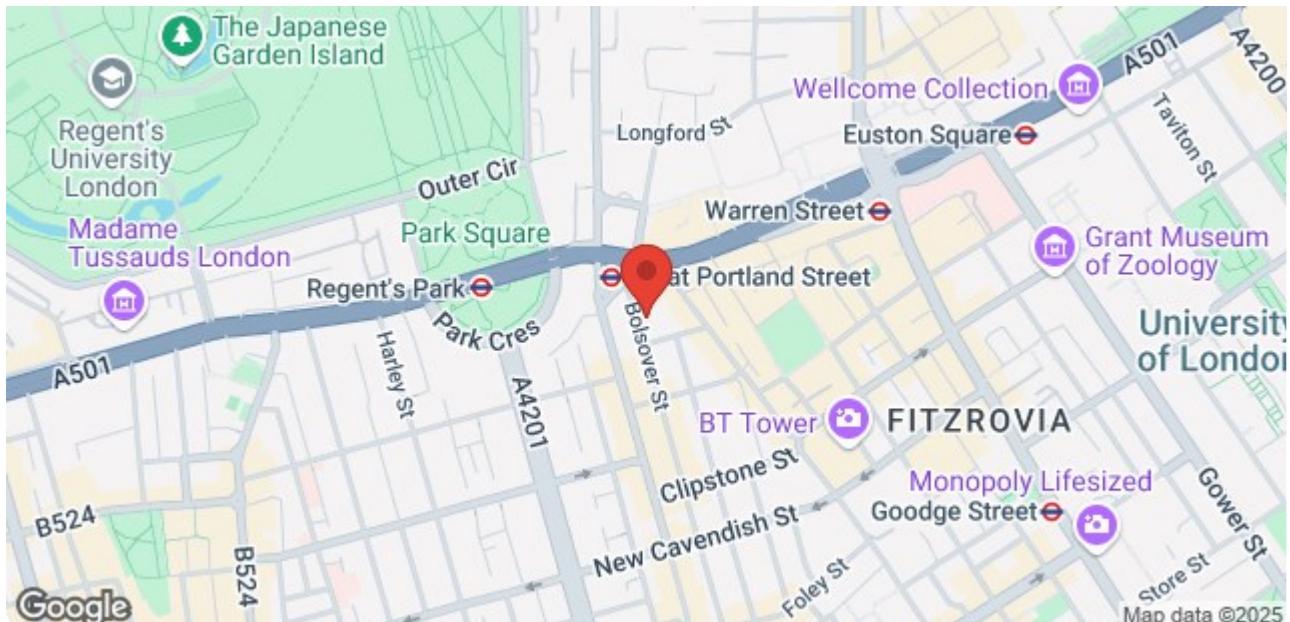
This property will shine equally as a London pied-à-terre or a rental investment.

Located just a one-minute walk from Great Portland Street tube station, this property offers unmatched convenience in the heart of Fitzrovia. Enjoy the vibrant ambience

**Price £870,000**

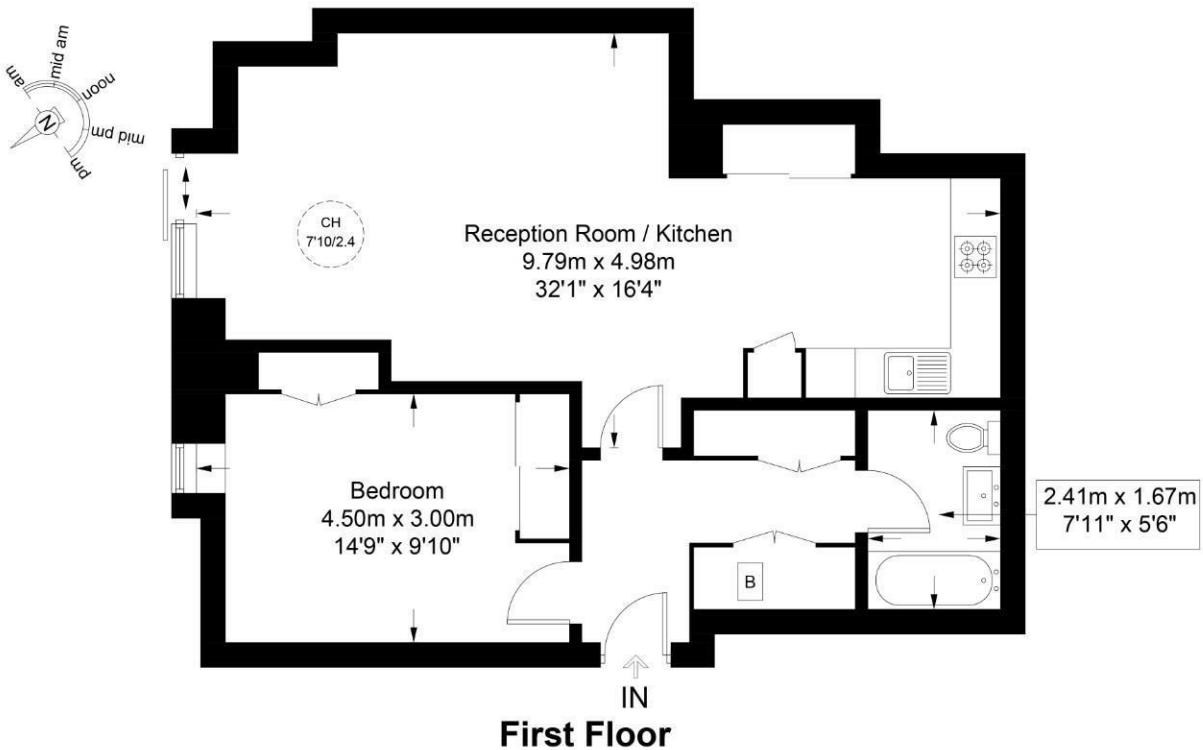
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**Bolsover Street, W1W**

**Approximate Gross Internal Area = 668 sq ft / 62.1 sq m**



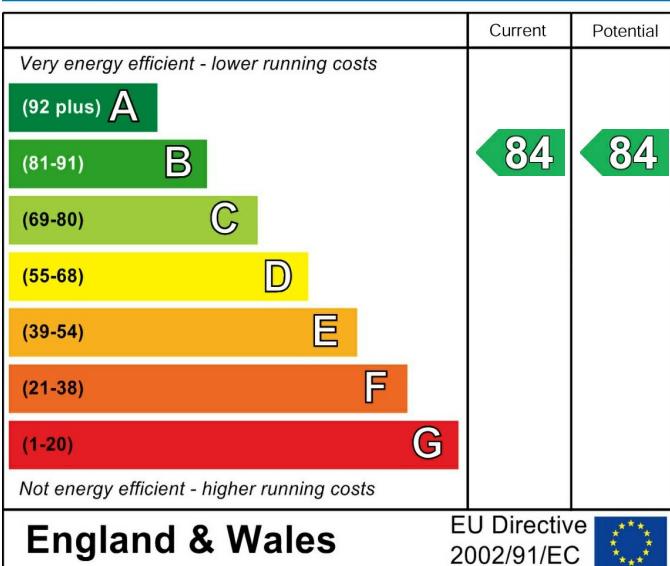
**PRIME PERSPECTIVES**

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.

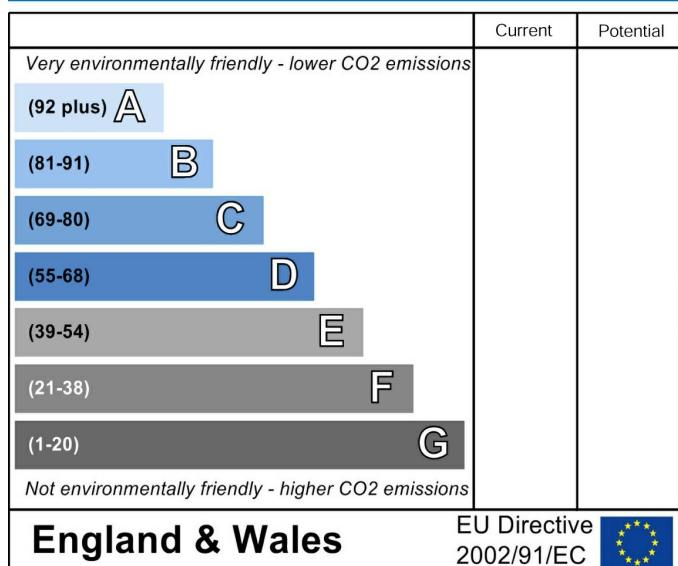


**Certified  
Property  
Measurer**

## Energy Efficiency Rating



## Environmental Impact (CO<sub>2</sub>) Rating



668 sq ft (62.1 sq m) modern apartment on the 1st floor of Bolsover Street Development with access to a communal garden in the heart of Fitzrovia.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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