



**PORTLAND PLACE, LONDON, W1B**  
£4,195 per week\*

**Carter Jonas**



# **FLAT 1 DUNCAN HOUSE, PORTLAND PLACE, LONDON, W1B 1NU** This beautiful Four- Bedroom, Five- Bathroom apartment now available to rent on Portland Place.

- One Reception/ dining room
- Fully Fitted Kitchen
- Four double bedrooms with en-suite bathrooms
- One Study room with a bathroom
- Guest WC
- Located on Portland Place

## **THE PROPERTY**

This beautiful property features a bright reception and dining room adorned with elegant gold light fixtures and a charming fireplace, creating an inviting atmosphere. The fully fitted modern kitchen offers ample storage space.

Boasting four generously sized double bedrooms, each with built-in wardrobes and beautifully designed interiors, the residence exudes warmth and style. All bedrooms are complemented by en-suite bathrooms, with three showcasing convenient showers, while the master bath features both a luxurious bathtub and shower.

Additional highlights include a private study with its own en-suite bathroom and a guest WC, providing ultimate convenience. This apartment perfectly blends comfort and sophistication, ideal for modern living.

Portland Place is a prominent street located in the heart of London, nestled between the bustling areas of Marylebone and Fitzrovia. Renowned for its elegant Georgian architecture, Portland Place is home to several notable institutions, including the BBC's Broadcasting House and the Royal Institute of British Architects. The road runs north from Oxford Circus, offering a mix of cultural and professional spaces. The nearest train stations include Great Portland Street, approximately 0.2 miles to the northwest, providing access to the Metropolitan, Circle, and Hammersmith & City lines. Also close by is Oxford Circus Station, about 0.5 miles to the south, facilitating travel via the Bakerloo, Central, and Victoria lines.

Holding deposit is 1 week's rent = £4,195 (at asking price)

Security deposit is 6 week's rent = £25,170 (at asking price  
£4,195pw)






Minimum Term 12 months

Council Tax Band H

For the latest information on broadband and mobile coverage, please visit [/checker.ofcom](https://www.ofcom.gov.uk/usage/cost-checkers-and-calculators/mobile-broadband-coverage-checker/) for the most up-to-date details.

## 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 H

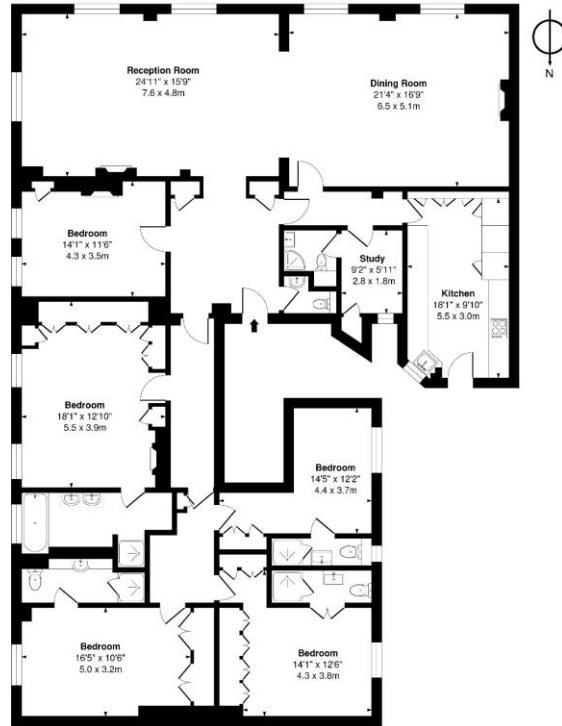
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive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





## Duncan House, W1B

Approx. Gross Internal Area 2552 Sq Ft - 237.12 Sq M



### First Floor

Floor Area 2552 Sq Ft - 237.12 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 accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

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Classification L2 - Business Data



### IMPORTANT INFORMATION

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