



# CLEVELAND RESIDENCES

FITZROVIA, W1T



ASKING PRICE  
£470,000

FRASER



# CLEVELAND RESIDENCES

## 12-14 CLEVELAND STREET

### LONDON, W1T

- One Bedroom
- Low Service Charges
- Long Lease
- Residents Roof Terrace
- Heart Of Fitzrovia

Charming One-Bedroom Apartment | Prime Fitzrovia Location | Long Lease | Low Service Charges

Set within a handsome red brick building on the lower end of Cleveland Street, this well-presented one-bedroom apartment offers the perfect base to enjoy the vibrant atmosphere of Charlotte Street—renowned for its fantastic variety of restaurants and bars—as well as easy access to Oxford Street and the West End.

The apartment features a bright, well-proportioned layout and benefits from access to a beautifully maintained residents' roof terrace—a rare and valuable outdoor space in such a central location. With low service charges, a long lease, and excellent transport links nearby, this is an ideal pied-à-terre or investment opportunity.

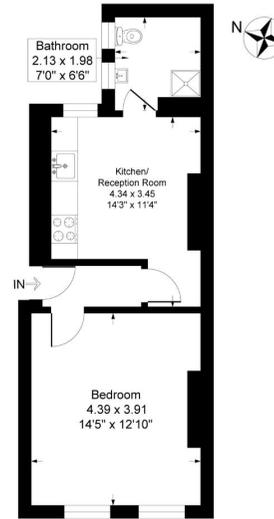
Goodge Street and Great Portland Street stations are both within easy walking distance, connecting you quickly to the rest of London.



# CLEVELAND RESIDENCES 12-14 CLEVELAND STREET LONDON, W1T

Approximate gross  
internal area:  
**37.4 SQM /**  
**403 SQ FT**

Cleveland Residences, 12-14  
Cleveland Street, London, W1T 4HY  
Approximate Gross Internal Floor Area = 37.4 sq m / 403 sq ft



Lower Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



Tenure: Leasehold, 985 years

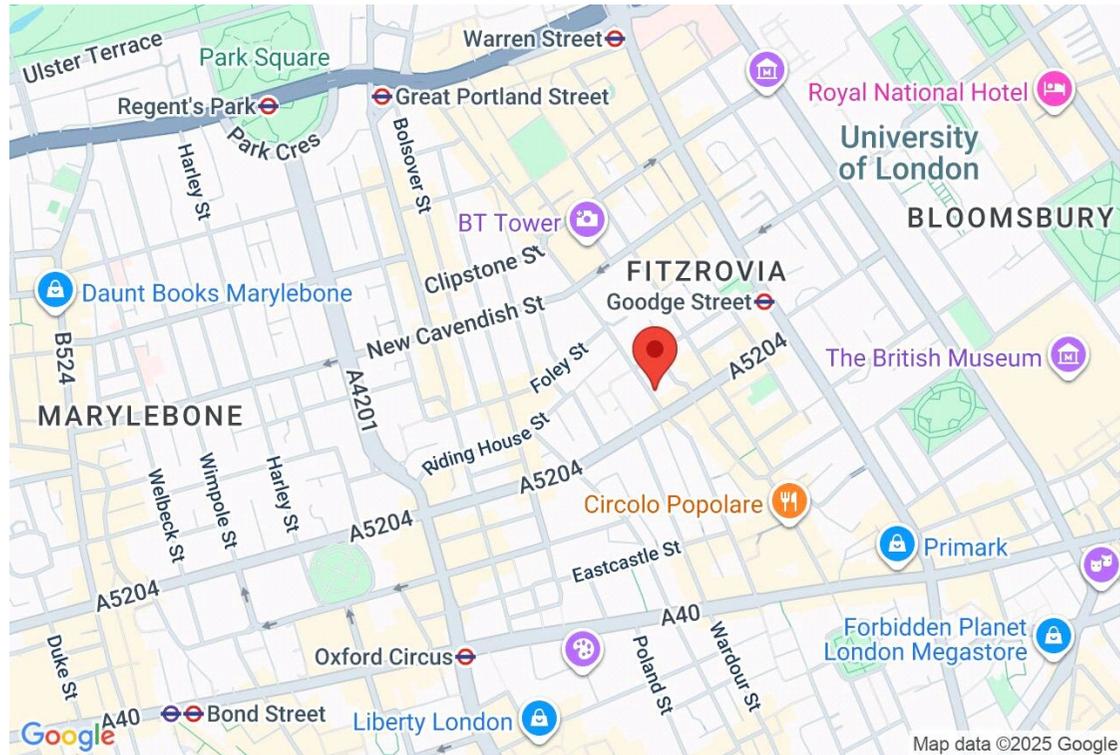
Estimated ground rent: £250 p.a.

Estimated service charge: £1800 p.a.

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Tel: 020 7723 5645





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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