



# Marylebone Square

LONDON W1

# Marylebone Square

Magnificent penthouse living in a world class location  
in the heart of London's West End

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Moments from Crossrail connectivity

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Two minutes from Bond Street





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big city life.”**



### **What is it about Marylebone?**

Perhaps it’s the elegance of its architecture and the charm of its boutiques and eateries – or the surprising tranquillity of its tree-lined streets, a world away from the bustle of nearby Oxford Street. In the end, it might be the sense of community and leisurely pace of life that set this neighbourhood apart. As the city buzzes with its busy schedules, Marylebone takes its time – savouring sit-down coffees in local cafés and leisurely lunches in the park.

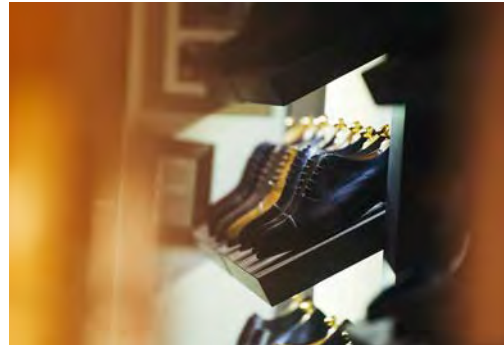
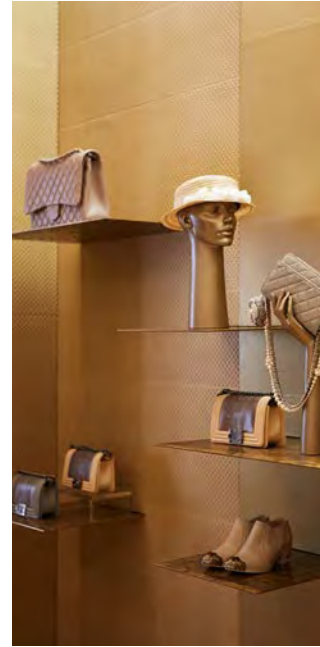
It’s easy to forget you’re just a short stroll away from transport hubs, tourist attractions and all the trappings of big city life. As you find yourself idling around the shops on chic Chiltern Street, exchanging hellos with the butcher at the Ginger Pig or sunbathing in a quiet corner of Paddington Street Gardens, you quickly realise that this is a place where people actually live – not just commute to, pass through, or visit for a few hours a day.

Essential services like schools and medical surgeries comfortably sit alongside fine dining restaurants and stylish boutiques. It’s a neighbourhood where you can buy a loaf of sourdough bread and a designer handbag on the same trip.

At the heart of this scene lies Marylebone Square, a collection of 54 high-end apartments, carefully chosen boutiques and restaurants, and a versatile community hall. A modern take on a traditional London mansion block, this is refined London living at its very best.

Marylebone Square offers classic yet contemporary design, and an authentic village feel – right in the city centre.





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## Attractions and Culture

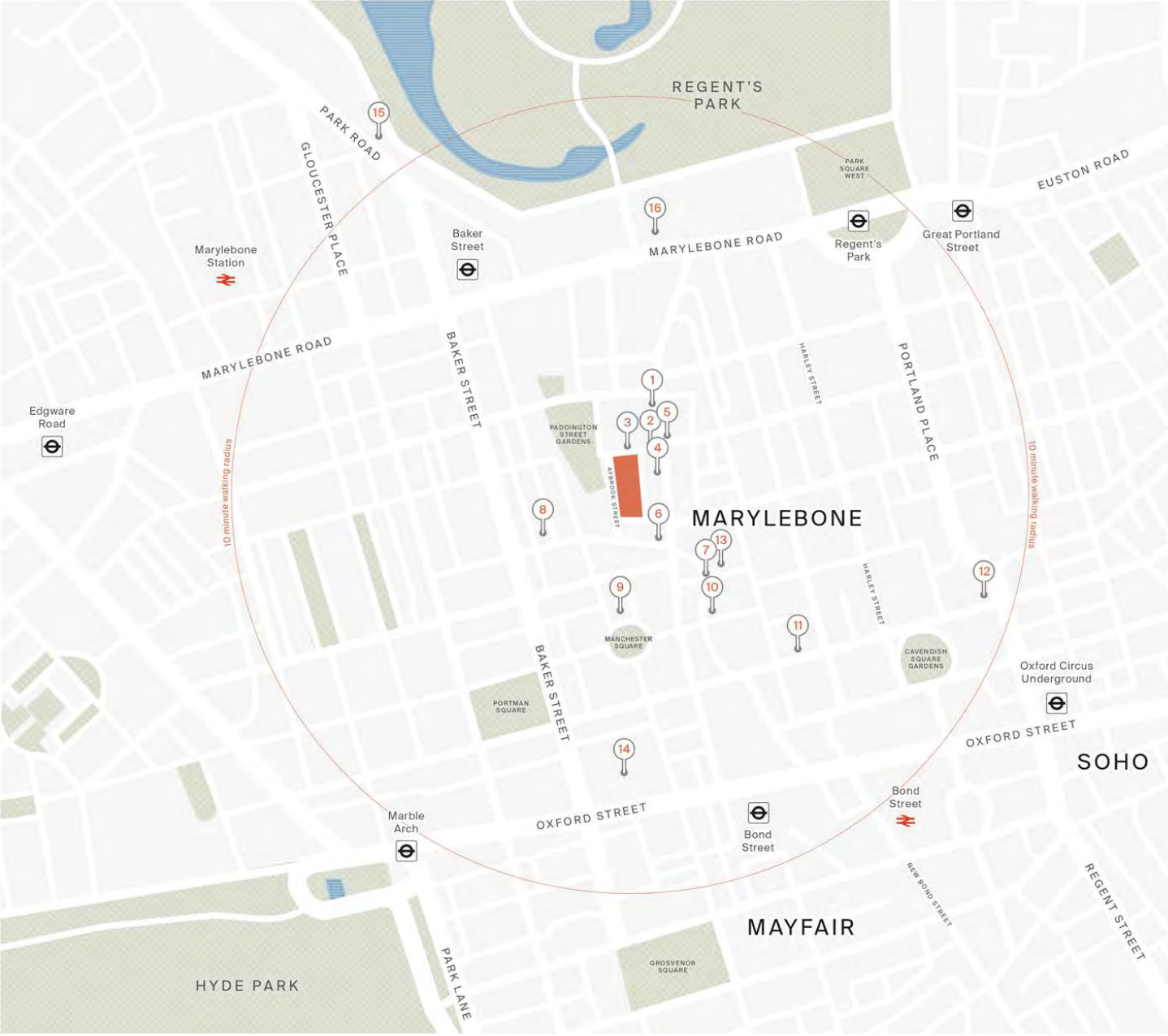
Marylebone offers more than just shopping and dining. Visit the fascinating Wallace Collection, a mere 5-minute walk away, or explore the wonders of Madame Tussauds London, just a 9-minute stroll. For fans of classic literature, the Sherlock Holmes Museum is only a 10-minute walk, making it easy to immerse yourself in the neighbourhood's rich cultural tapestry.





The penthouses are the epitome of architectural excellence, boasting innovative designs that maximise light and space. With high-quality, natural materials such as oak flooring, bronze-coated windows, and stone countertops, the interiors offer an elegant and timeless quality.





● **Marylebone Square**

1 Moxon Street  
W1 4EP

**1 Daunt Books**

84 Marylebone High Street  
W1U 4QW

**2 La Fromagerie**

2-6 Moxon Street  
W1U 4EW

**3 Ginger Pig**

8-10 Moxon Street  
W1U 4EW

**4 Waitrose**

98-101 Marylebone High Street  
W1U 4SD

**5 Sézane**

28-29 Marylebone High Street  
W1U 4PL

**6 Daylesford**

6-8 Blandford Street  
W1U 3DB

**7 St John**

98 Marylebone Lane  
W1U 7PA

**8 Chiltern Firehouse**

1 Chiltern Street  
W1U 7PA

**9 The Wallace Collection**

Hertford House  
Manchester Square  
W1U 2QA

**10 The Ivy Cafe**

99 Marylebone Lane  
W1U 4RX

**11 Wigmore Hall**

36 Wigmore Street  
W1U 2BP

**12 The Langham**

1C Portland Place  
W1B 1JA

**13 108 Brasserie**

108 Marylebone  
W1U 2QE

**14 Selfridges**

400 Oxford Street  
W1H 7JZ

**15 London Business School**

26 Sussex Place  
W2 2TH

**16 Royal Academy of Music**

Marylebone Road  
NW1 5HT

### Convenient Transport Options

Marylebone Square is exceptionally well-connected, making travel easy and convenient. Regent Street underground station just a short walk away, provides quick access to the Bakerloo Line, linking you directly to major hubs across London. Nearby Bond Street Station offers connections to the Central and Jubilee Lines, ensuring swift journeys to the city's financial districts and beyond. For national rail services, Marylebone Station offers direct trains to destinations such as Birmingham and Oxford.

Numerous bus routes and cycle hire stations further enhance the area's accessibility, making Marylebone an ideal hub to call home.

**“A nod to London’s oldest and finest hotels, a generous canopy defines the entrance to Marylebone Square.”**



## Homes steeped in history

For a piece of once noble land in Central London to remain unclaimed is unheard of. Yet, for the past five decades this prime spot at the heart of Marylebone has been left untouched. Surrounded by lively streets loaded with tales of past generations, this preserved patch of land – taking up the space of an entire city block – has its own story to tell.

## The Pinnacle of Luxury Living

Discover the height of luxury with the Penthouse Collection at Marylebone Square - where every detail is crafted to perfection. These stunning three-bedroom penthouses redefine urban living, offering a harmonious blend of modern design and timeless luxury in the heart of one of London's most prestigious neighbourhoods. Each penthouse is meticulously crafted to provide an oasis of calm amidst the vibrant energy of Marylebone, with expansive living spaces, floor-to-ceiling windows, and bespoke finishes that exude refined opulence.

## Panoramic Views

These top-floor residences offer breathtaking panoramic views of London's iconic skyline, allowing you to immerse yourself in the city's beauty from the comfort of their home. Each penthouse features spacious terraces with bronze-coloured signature cast aluminium metalwork, timber decking, and wall-mounted external lighting, perfect for al fresco dining.



“Where every detail is crafted to perfection.”

## Architectural Brilliance

E8 Architecture has taken a sensitive and sustainable approach to the design with a modern interpretation of a classic London mansion block. Intricate cast aluminium balustrades, produced by a local foundry, nod to European architectural features and reintroduce a centuries-old architectural feature.

Along the top of the building is a contemporary twist on an intricate lantern frieze, a decorative feature that can be found on iconic London landmarks including The Royal Albert Hall.

The frieze's pattern of intersecting musical waves was inspired by Marylebone's long-established connection with music and performance, from The Pleasure Gardens and The Royal School of Music to the iconic EMI recording studio.

Residents also enjoy an artful arrival home, via two sets of grand gates, a natural segue from the outdoors to the inside. Leaf-inspired, the gates represent a collaboration between E8 Architecture and artist, Aires de Gameiro.

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### Luxury Living and Bespoke Interiors

Inside each penthouse, no detail has been overlooked. The large reception rooms and open-plan kitchens feature luxury contemporary designs with grey composite stone worktops and state-of-the-art appliances, including Miele and Gaggenau fixtures. Each of the three bedrooms boasts bespoke wardrobes and ensuite bathrooms with marble vanity tops and walk-in showers. Functional needs from lighting to underfloor heating are seamlessly integrated into the design.



**“Marylebone Square will reinstate a lost street pattern and inject life back into a rare and unique space.”**







**“It might not shout about it, but this  
is everything you could want from a  
high-end London address.”**

Country & Town House



### **Premium Amenities in the Heart of the City**

Enjoy exclusive access to a range of premium amenities, including a 24-hour concierge service, secure residents' parking, a natural stone-paved courtyard with an elliptical pond, and beautifully landscaped communal gardens.

### **A Tranquil Sanctuary**

Taking inspiration from classical conservatories and royal gardens, and forming the centrepiece to the remarkable building, Marylebone Square boasts a unique courtyard atrium garden at its heart, a striking feature found in very few developments.

Exquisitely landscaped, residents enjoy thoughtfully curated landscaping for year-round colour and interest, with an elliptical pond creating a tranquil setting away from the hustle and bustle of the capital. Naturally ventilated, the internal courtyard maintains a constant stream of fresh air, with a series of breezeways offering direct access to each apartment, and a true sense of arrival.









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