



**WETHERELL**  
MAYFAIR'S FINEST PROPERTIES



## HYDE PARK SQUARE, W2

£3,300,000

A spacious freehold house overlooking and with access to the gardens of Hyde Park Square.

Arranged over 4 floors and spanning 2606 sq ft, this five bedroom house offers plenty of living space. The large reception room on the raised ground floor runs the whole length of the house with a large bay window at the front and a private balcony at the rear. There is a well appointed dining room, separate kitchen, utility room and shower room on the lower ground floor, including access to the patio/garden.

The first floor has two bedrooms, both with built in wardrobes and en suite bathrooms. There are three further bedrooms and a communal family bathroom on the second floor.

The property further benefits from parking, a patio garden and access to the beautifully kept Hyde Park Square Gardens.

THE SQUARE IS MOMENTS FROM THE BOUTIQUES AND RESTAURANTS OF CONNAUGHT VILLAGE AND A SHORT WALK TO HYDE PARK'S 350 ACRES.



## FEATURES

- Freehold • 2 Reception Rooms • 5 Bedrooms • 4 Bathrooms • Access to Garden Square Parking •



# HYDE PARK SQUARE, LONDON, W2



Total area (approx.): 242.2 sq. m (2,606.7 sq. ft)  
Balcony area (approx.): 12.2 sq. m (131.3 sq. ft)