



HUNTERS[®]
HERE TO GET *you* THERE



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Inverness Terrace, London, Bayswater, W2

Asking Price £1,500,000



An exceptional five-bedroom apartment set within a modern development in the heart of Bayswater, offering 1,850 sq ft of living space and a stunning double-fronted balcony overlooking the newly redeveloped Whiteleys.

Located on the second floor with lift access, the property features a generous double reception room, a separate large kitchen, five well-proportioned bedrooms, and three beautifully appointed bathrooms. Additional benefits include excellent storage throughout and the convenience of a daytime building manager on site.

Perfectly positioned for central London living, the apartment sits moments from Hyde Park and opposite Whiteleys, soon to reopen as an exciting retail and leisure destination. Transport connections are superb, with Queensway (Central Line), Bayswater (District Line), and Royal Oak (Hammersmith & City/Circle Line) stations all nearby, ensuring easy access across London.

All services/appliance have not and will not be tested

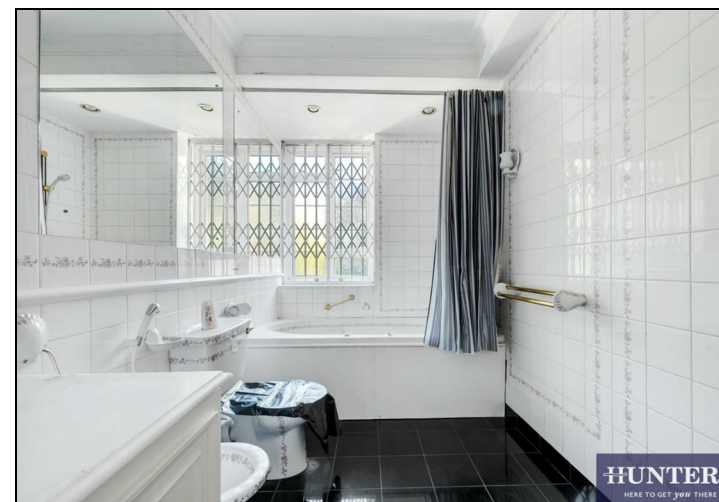
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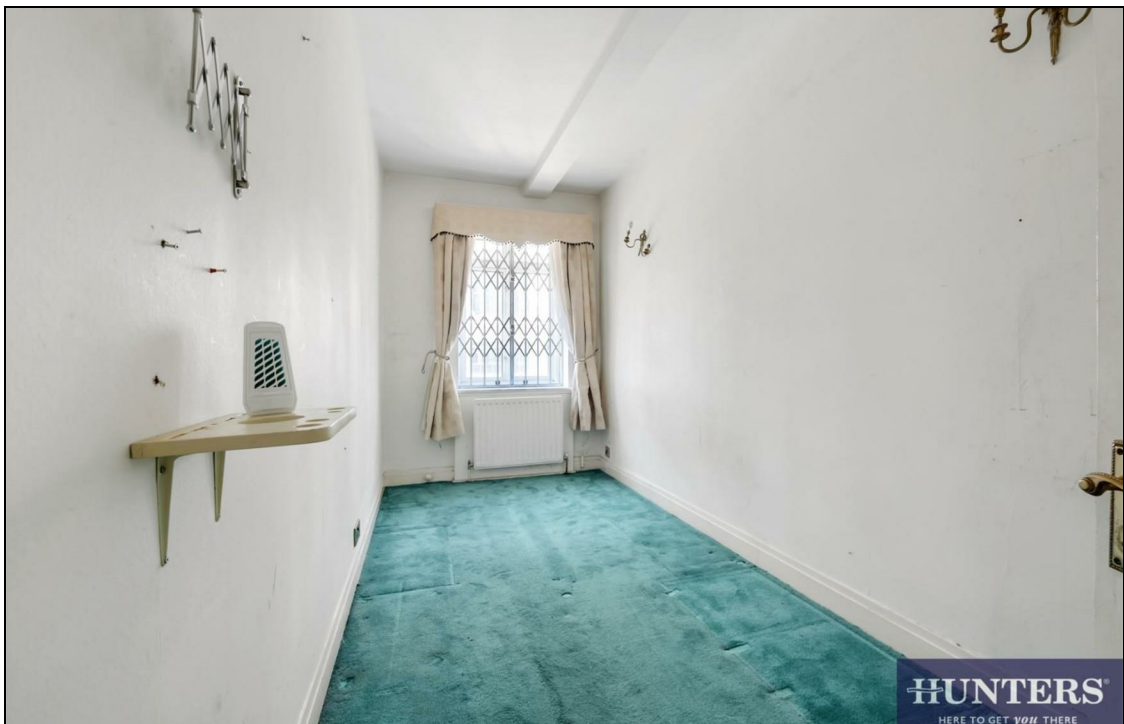
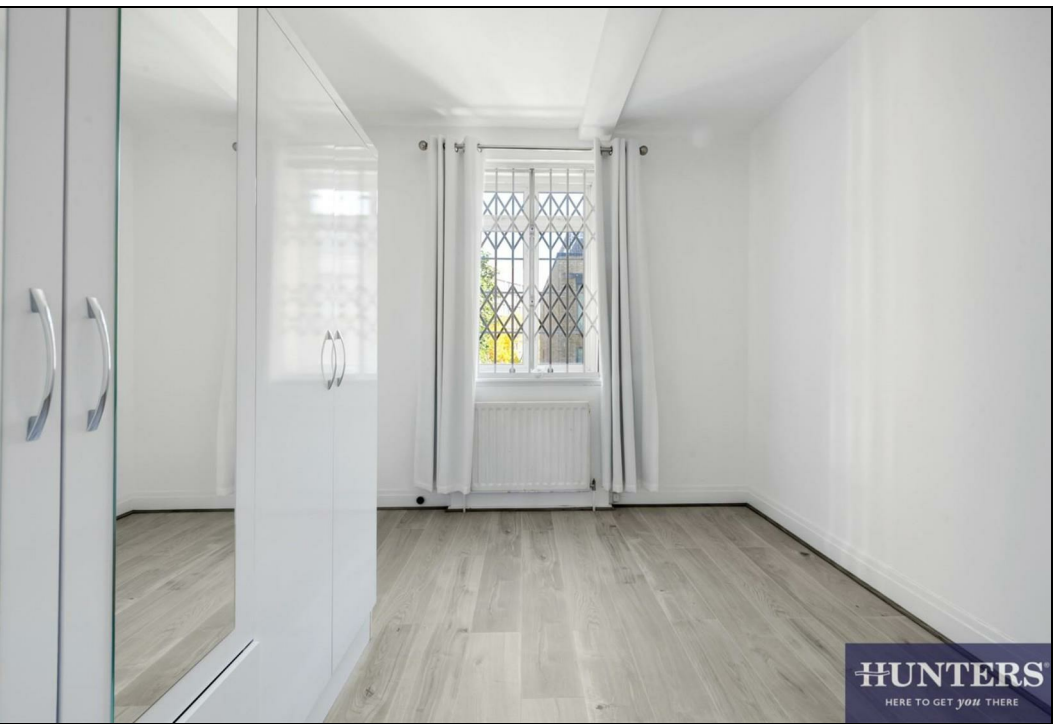
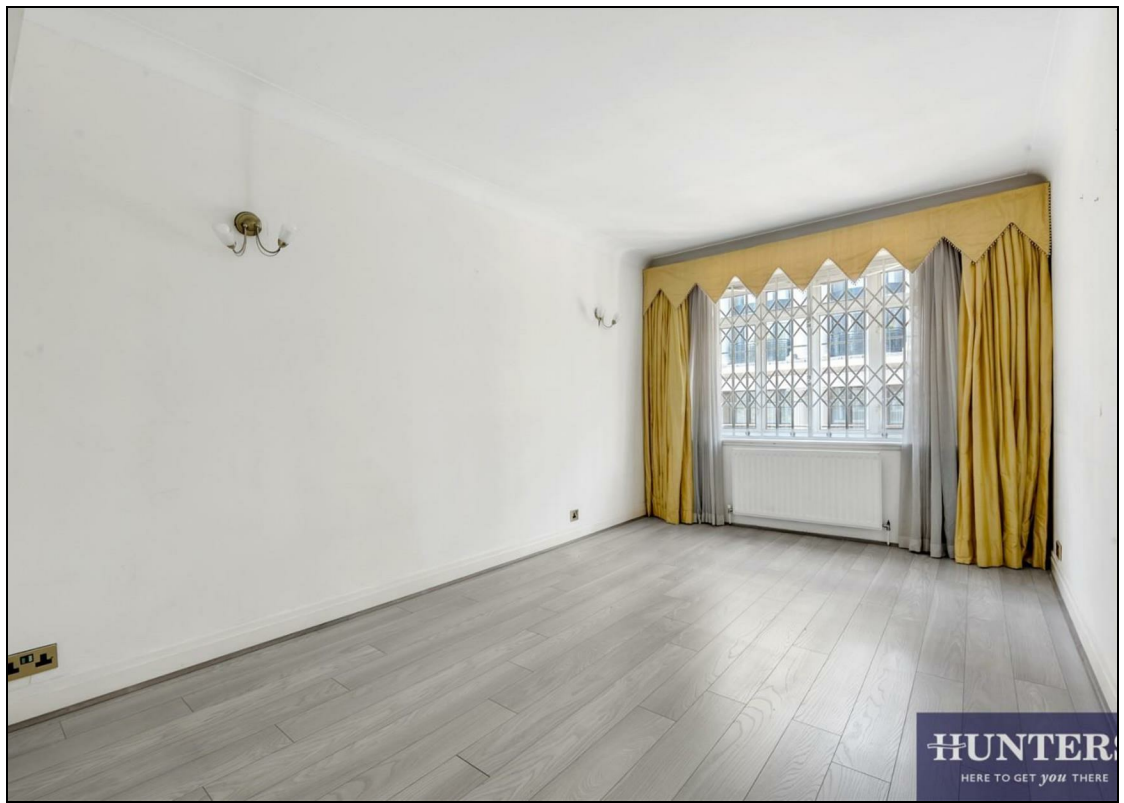


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KEY FEATURES

- Five Bedroom Second Floor Apartment
 - Private balcony with dual access
- Overlooking the newly developed Whiteley
- Short walk to Bayswater and Queensgate stations
 - Dual 25ft reception room
 - Purpose built apartment in a well-maintained block
 - Sold chain free





GROUND FLOOR
1850 sq.ft. (171.9 sq.m.) approx.

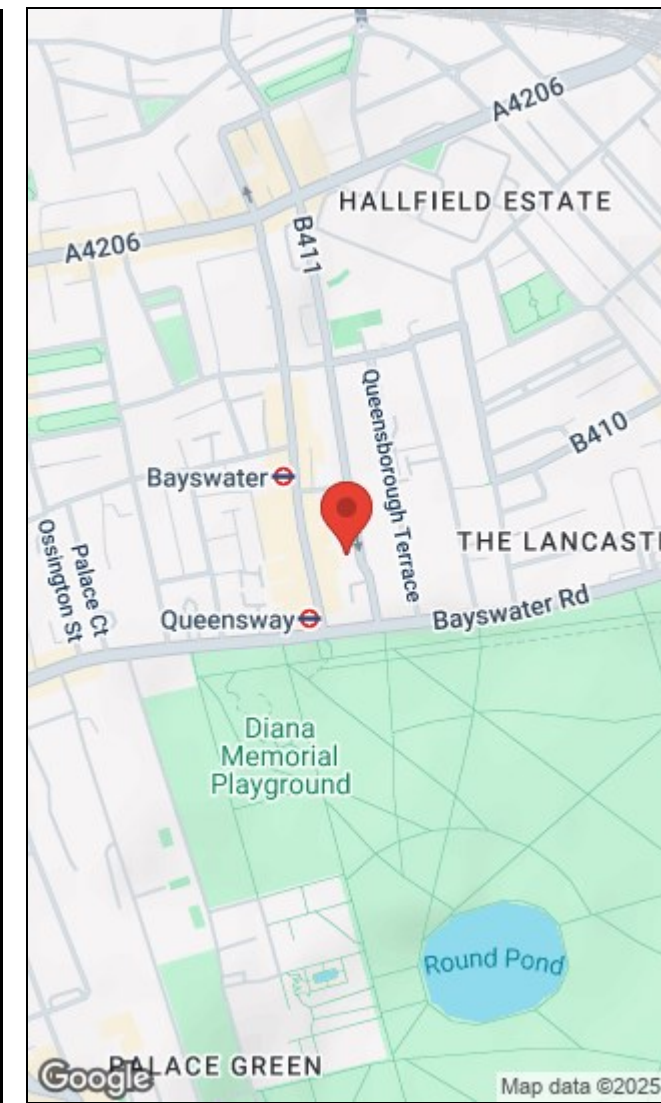
The ground floor plan includes the following rooms and dimensions:



- BALCONY** (Top Left): 12'2" x 3'11" (3.71m x 1.20m)
- BEDROOM** (Middle Left): 19'10" x 12'2" (6.05m x 3.71m)
- BEDROOM** (Top Middle): 15'9" x 8'7" (4.79m x 2.00m)
- BEDROOM** (Top Right): 15'9" x 10'9" (4.79m x 3.29m)
- RECEPTION** (Far Right): 39'0" x 24'9" (11.89m x 7.55m)
- BEDROOM** (Bottom Left): 11'10" x 7'5" (3.61m x 2.25m)
- BEDROOM** (Bottom Middle): 11'10" x 9'6" (3.61m x 2.89m)
- KITCHEN** (Bottom Right): 13'8" x 11'10" (4.17m x 3.61m)

Additional features include a bathroom, a kitchen area with a sink and stove, and a reception area with a desk. The plan also shows a north arrow and a scale bar.

TOTAL FLOOR AREA: 1850 sq.ft. (171.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
Made with Metrcap 12/25



Energy Efficiency Rating	Current	Potential	Environmental Impact (CO ₂) Rating	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>	75	83	<p>Very environmentally friendly - lower CO₂ emissions</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not environmentally friendly - higher CO₂ emissions</p>		
<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>			<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>		



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