



Archery Steps
St. Georges Fields, W2

CHESTERTONS





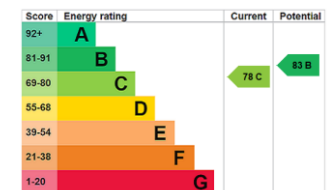
This exceptional three-bedroom property offers a rare blend of space, style, and convenience. Originally two separate apartments, it has been expertly combined by the current owners to create a large, contemporary home. The property features two bathrooms, two private terraces, two allocated parking spaces, a spacious reception area, a separate kitchen, and a share of the freehold.

Beyond the well-proportioned and light-filled interiors, the location is simply unbeatable. Just moments from both Hyde Park and Oxford Street, this home offers an enviable position in Central London. The property is set within St George's Fields, a secure, gated development often described as an "Oasis in Central London," thanks to its stunning 2.5 acres of private woodland gardens, which residents can enjoy exclusively.

With easy access to Marble Arch and Paddington stations, this is a rare opportunity to experience the best of city living in a tranquil, private setting.

- 5th floor
- Lift
- Two balconies
- Access to communal gardens
- Onsite property management
- Two dedicated underground parking spaces
- Gated development
- Close to Hyde Park

Asking Price £1,100,000



Tenure: Share of Freehold 155 years 9 months Expires (29/01/2181)

Service Charge: £6,860 per annum

Ground Rent: £0

Local Authority: Westminster City Council

Council Tax Band: G

Chestertons Hyde Park & Marylebone Sales

40 Connaught Street

London

W2 2AB

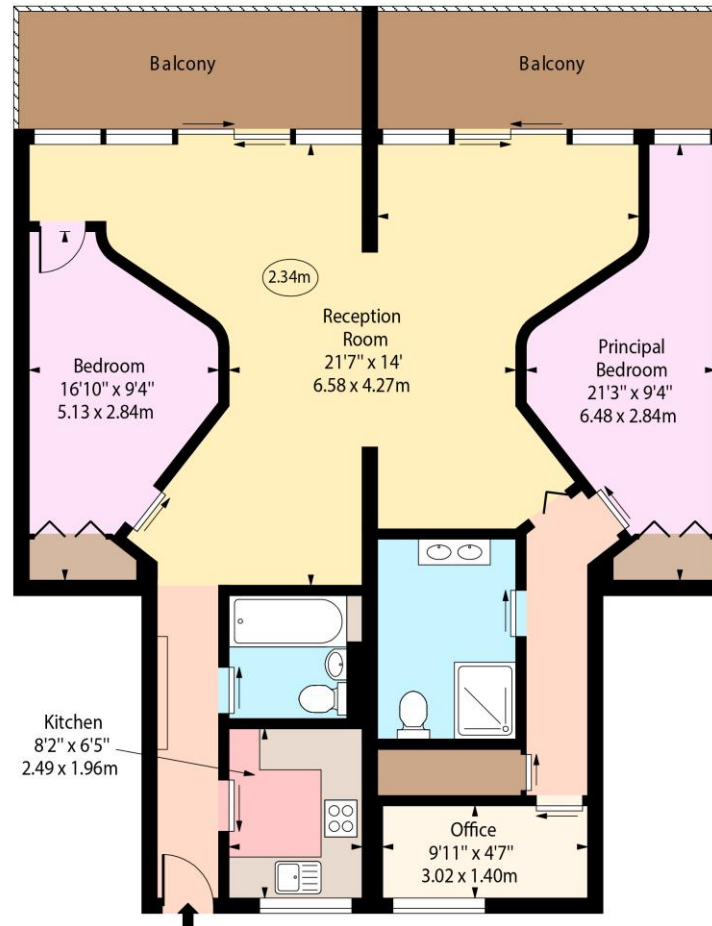
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○ - Ceiling Height



Fifth Floor

Approx Gross Internal Area 1037 Sq Ft - 96.34 Sq M

For Illustration Purposes Only - Not To Scale
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