



Gloucester Terrace,
Lancaster Gate

W2





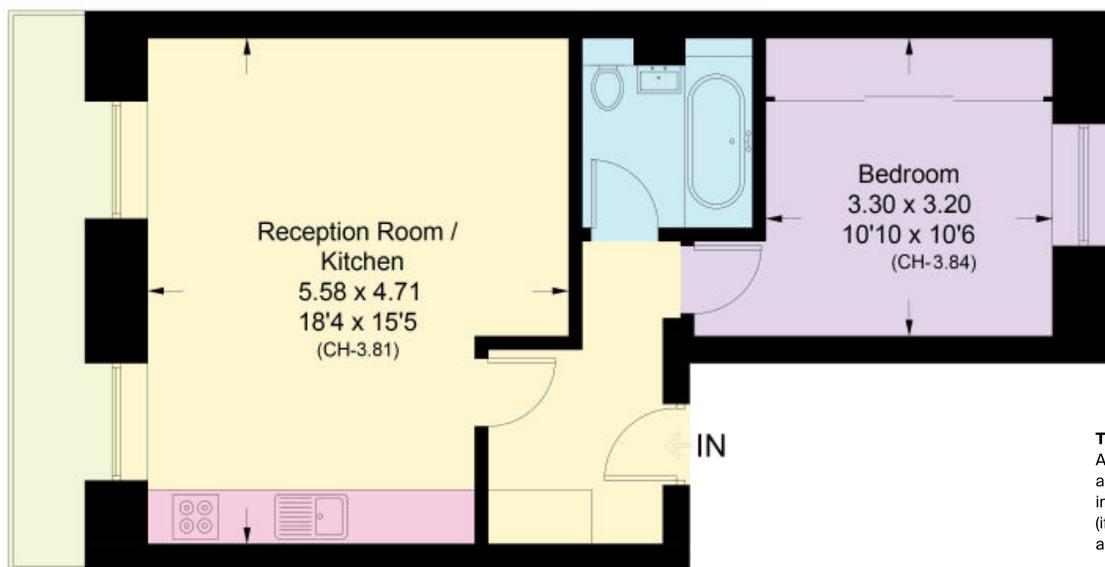
This newly refurbished one bedroomed property is located on the sought after Gloucester Terrace, moments from the stunning open spaces of Hyde Park and within close proximity of the amenities of Westbourne Grove.

Entered on the first floor, the flat has a beautiful westerly facing reception room with open plan kitchen and balcony. At the rear is the large bedroom with fitted cupboards and bathroom.



Gloucester Terrace is within close proximity of both Hyde Park and the amenities of Queensway. Local transport links include Paddington mainline (Network Rail and Heathrow Express) and underground (Bakerloo, District, Circle and Hammersmith and City lines) station and Lancaster Gate underground (Central line) station. Gloucester Terrace is also perfectly positioned for the imminent arrival of the Elizabeth line which will offer faster journey times into the City and Canary Wharf.

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First Floor

Approximate Gross Internal Floor Area 47.9 sq m/515 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars

Tenants Fees

All potential tenants should be advised that, as well as rent and the deposit, an administration fee of £288 and referencing fees of £48 per person will apply when renting a property (if not an AST). (All fees shown are inclusive of VAT.) If the landlord agrees to you having a pet, you may be required to pay a higher deposit (if not an AST) or higher weekly rent (if an AST). Please ask us for more information about other fees that will apply or visit www.knightfrank.co.uk/tenantfees.

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We would be delighted to tell you more.

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Connecting people & property, perfectly.

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated [August 2021]. Photographs and videos dated [August 2021].

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