



## THE LANCASTERS

Hyde Park W2





# TWO BEDROOM APARTMENT FOR SALE AT LANCASTER GATE

A two bedroom raised ground floor and mezzanine apartment with a parking space and wonderful views of Hyde Park, accessed via its own front door and located in the Lancasters, W2's most desirable address, offering concierge, valet parking, spa and swimming pool.



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EPC

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Local Authority: City of Westminster

Council Tax band: G

Tenure: Share of Freehold plus leasehold, approximately 984 years remaining

Service charge: £24,444.44 per annum

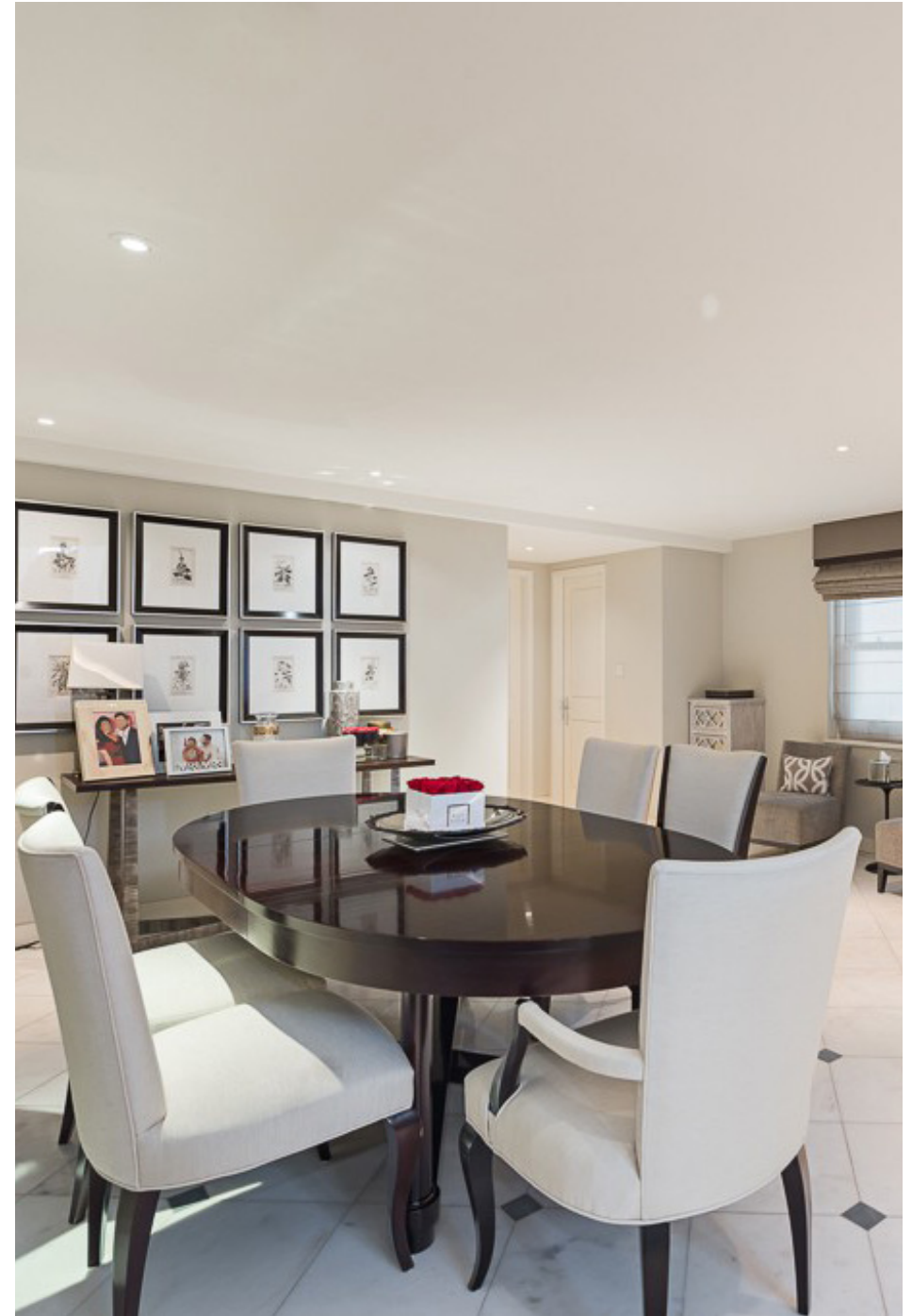
Please note, we have been unable to obtain the review periods for the service charge. Please ensure you make your own enquiries

**Offers In Excess Of: £2,500,000**



## A BEAUTIFUL STUCCO-FRONTED PROEPRTY

Originally an elegant parade of 15 magnificent nineteenth century stucco-fronted Grade II listed houses. Residents of The Lancasters will receive a very personal level of service from the 24-hour concierge. With Italian-designed fitted wardrobes to both bedrooms and bespoke dressing rooms, the contemporary kitchens are fitted with the latest appliances and the bathrooms benefitting from modern chromium brassware by Fantini, with beautiful Spanish & Italian marble tiling to walls and floors with underfloor heating. Each apartment has a comfort cooling system operated by a control panel in each room with electric underfloor and ceiling heating. Residents also benefit from a fully-equipped gymnasium with spa, swimming pool, steam and treatment room and the apartment includes a parking space in the secured underground parking. The Lancasters are ideally located opposite the scenic open spaces of Hyde Park and Kensington Gardens. Transport links can be found at Lancaster Gate and Paddington stations.

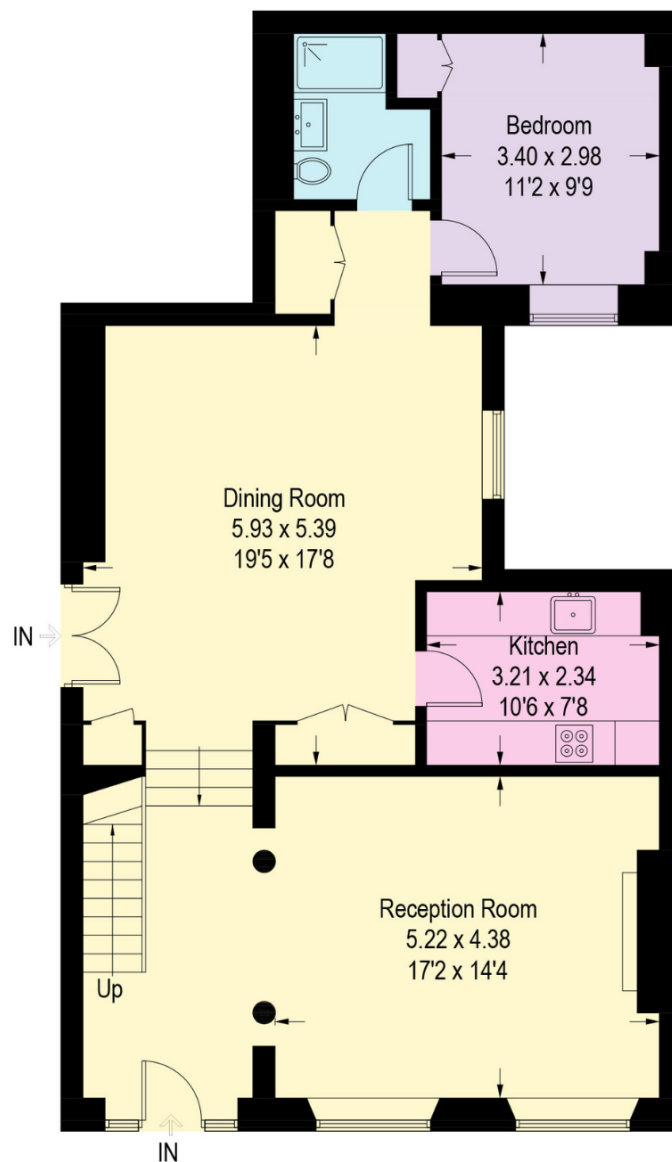






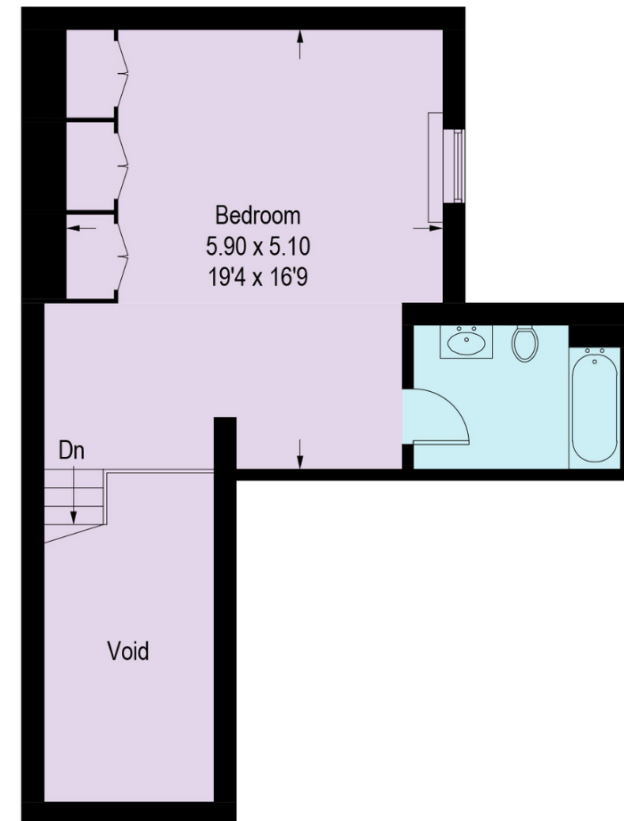






**Ground Floor**

Lancaster Gate, W2  
 Approximate Gross Internal Area = 130.3 sq m / 1402 sq ft



**First Floor**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

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