

CHESTER TERRACE.

Chester Terrace, Regent's Park NW1



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An elegant, luxuriously appointed Grade I listed home (4,550 sq ft/477.7 sq m) set in a private Nash terrace overlooking Regent's Park.

Presiding over the eastern edge of a beloved royal park, Chester Terrace is a regal enclave of grand proportions. Considered to possibly be London's most prominent street signs, towering Corinthian arches marking either entrance are emblazoned with the terrace's name in large letting on a blue background. Beyond, the terrace's facade stretches unbroken across almost 1,000 feet of Crown Estate land.



Guide price: £14,500,000

Tenure: Leasehold: approximately 135 years remaining

Ground rent: £3,000 per annum*

Local authority: London Borough of Camden

Council tax band: H





This grand Nash residence has been extensively renovated and features superb finishes, high ceilings and expansive volumes. The property features a spacious lift with access to five floors of spacious accommodation with an exceptional roof terrace with outstanding views.

Key features

- Principal bedroom suite with dressing room and bathroom
- Four further bedrooms, two bathrooms
- Drawing room
- Kitchen/ breakfast room
- Dining room
- Study/library
- Extensive spa with steam and sauna
- Roof terrace
- Rear patio
- Lift
- Vault storage
- Off street parking
- Garage
- Fully air conditioned
- Underfloor heating
- Double glazing
- State-of-the-art smart home system
- Utility room

Chester Terrace is located on the Eastern boundary of Regent's Park's outer circle between Cumberland Terrace and Cambridge Terrace, and it is excellently positioned only a short distance from some of London's main attractions. Regent's Park offers a wide range of recreational facilities, including the world famous Zoological Gardens, a restaurant, the open air theatre, Queen Mary's Gardens, ZSL London Zoo, the boating lake and tennis courts. Whether you are enjoying a stroll or drifting along the canal, the vast greenery of Regent's Park in the heart of Central London has a magical feel to it.

*Please note that we have been unable to confirm the date of the next review for ground rent. You should ensure that you or your advisors make your own inquiries.





Transport links

The property is easily accessible from London's main airports, including Heathrow (17.9 miles) and Luton Airport (31.7 miles).

The address is well connected to the rest of London with Regent's Park Underground Station and Great Portland Street Underground Station, both 0.8 miles walking distance, these stations provide access to the Bakerloo Line and Hammersmith and City, Circle and Metropolitan Lines, respectively. Mayfair is a short journey away (13 minutes drive, two miles), where one can find an abundance of London's finest shops and restaurants.

All times and distances are approximate.











Extensive spa with steam room and sauna





**Chester Terrace,
Regents Park, NW1**

Approximate gross internal area

4550 sq ft / 422.70 sq m

(Including Internal Vault, Garage & Excluding Outside Vaults)

Garage

200 sq ft / 18.6 sq m

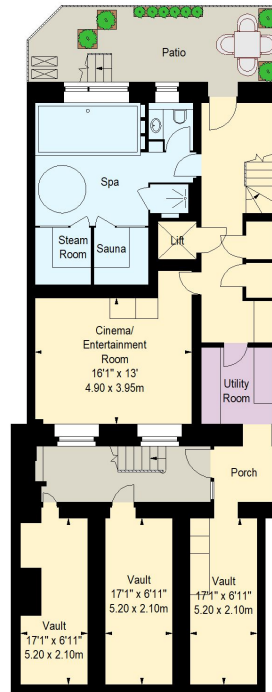
Outside Vaults

259 sq ft / 24.06 sq m

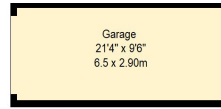
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



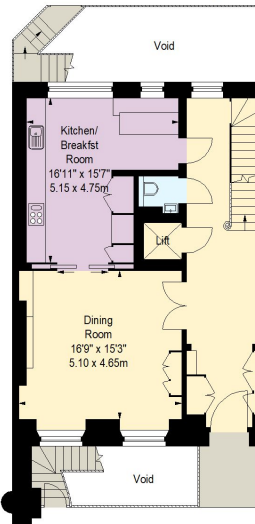
Key :
CH - Ceiling Height



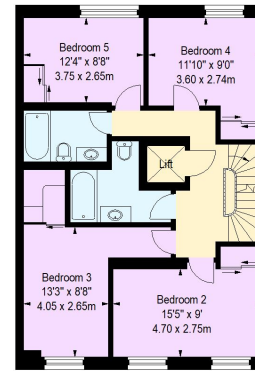
Lower Ground Floor



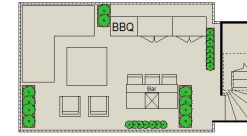
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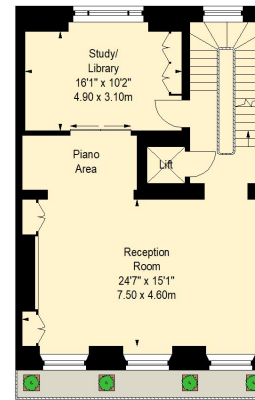
Ground Floor



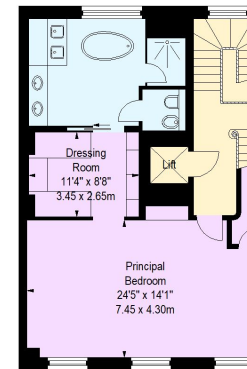
Third Floor



Roof Top



First Floor



Second Floor

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I would be delighted to tell you more

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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 March 2024. Photographs and videos dated March 2024.

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