



HYDE PARK AGENCIES

ESTATE AGENTS · VALUERS · PROPERTY CONSULTANTS

Corringham, Craven Hill Gardens, Bayswater, London, W2



£895,000

Bright 2 double bedroom split-level apartment set in iconic 1960s listed building with stunning communal gardens. Located moments from Hyde Park and Lancaster Gate.

Refurbished to a high standard. The accommodation is arranged split level with large double reception flooded with natural daylight leading to spacious open plan kitchen, bathroom and separate WC on next level and 2 bedrooms at the top level: master bedroom leading to private balcony overlooking communal gardens and 2nd bedroom also overlooking gardens.

Communal central warm air heating. Additional underfloor heating.
Includes allocated secure underground parking and lock up storage.

Good transport links: 5 minutes walk to Lancaster Gate tube, and to Paddington Station with the new Elizabeth Line and Heathrow Express, numerous bus routes around the corner.

Long lease - 136 years remaining
Service charge: £5945 per annum including reserve fund
Ground rent: n/a

Council Tax Band: E
EPC Rating: D

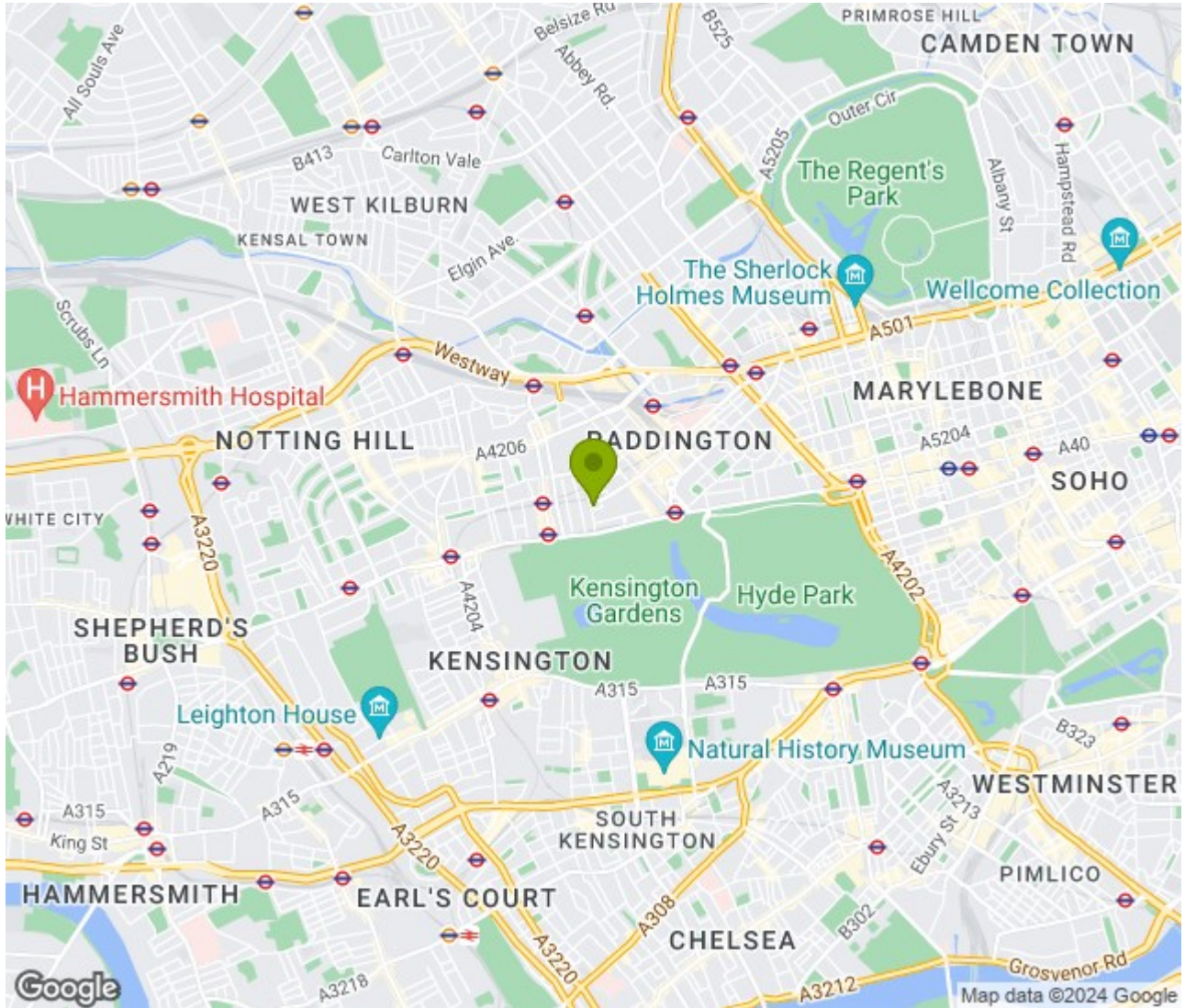
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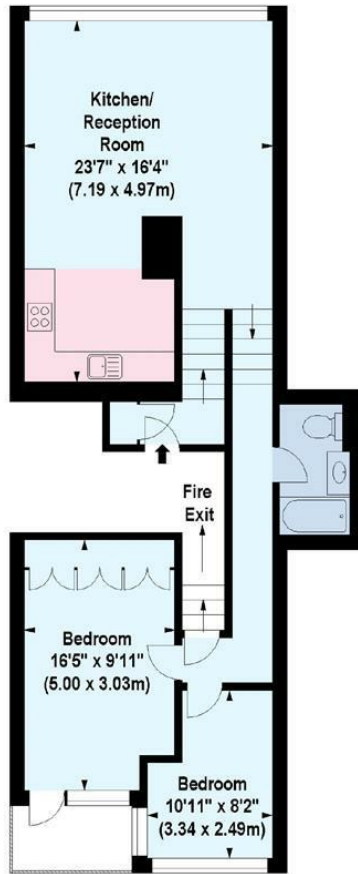


Location: Bayswater, LONDON





Craven Hill Gardens, W2
 Approx. Gross Internal Area *
 766 Sq Ft - 71.16 Sq M



First Floor

Illustration For Identification Purposes Only. Not To Scale
 *Floorplan Drawn According To RICS Guidelines
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC	68	68

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