



2 Hyde Park Square,
, W2

Asking Price £1,200,000, Leasehold

NAPIER WATT

T: 0207 935 0011
E: enquiries@napierwatt.co.uk
W: napierwatt.co.uk

35 Berkeley Square, Mayfair, London, W1J 5BF







Description

A small, 700sqft / 65 sqm but perfectly formed two Bedroom, two bathroom, 3rd floor (with lift) apartment forming part of a recently built block located on the prestigious Hyde Park Square. Connaught Village and Hyde Park are both located nearby. Offered with a long lease.

Entrance Hall : reception Room With Open Plan Fitted Kitchen : 2 Bedrooms : Bathroom and Shower Room : Parking : Porter : Comfort Cooling : Tax Band F

Key Features

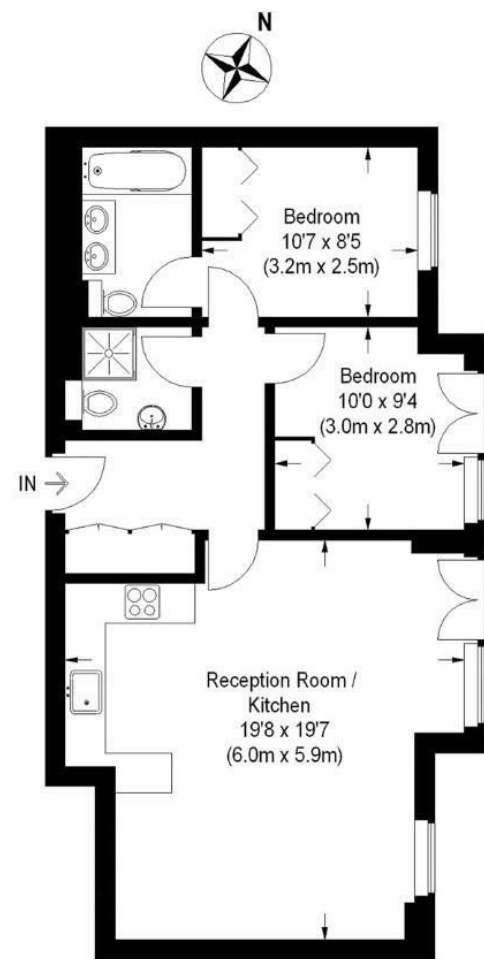
- 3RD FLOOR
- 24 HOUR CONCIERGE
- EASY WALK TO CONNAUGHT VILLAGE
- PARKING
- LIFT
- ACCESS TO GARDEN SQUARE
- 200M HYDE PARK

Terms

Leasehold 233years
Ground Rent £450 pa

Hyde Park Square, W2

Approximate Gross Internal Area 700 Sq Ft - 65 Sq M



Third Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.