



WETHERELL
MAYFAIR'S FINEST PROPERTIES



Connaught Square, W2

£5,250,000

Overlooking the private gardens of Connaught Square, this Grade II listed Georgian townhouse extends to 3,358 sq ft across five floors.

The house is positioned on the preferred west-facing side of the square, on the quieter side of Connaught Square with restricted through traffic via Stanhope Place.

The raised ground floor comprises a formal dining room and bespoke kitchen with breakfast area. The first floor is arranged as a generous double reception room overlooking the gardens, together with a study and private terrace.

The second floor is dedicated to the principal bedroom suite with a dressing room and en suite bathroom, while the top floor provides three further bedrooms and a family bathroom. The lower ground floor offers flexible accommodation including an additional reception room or gym, utility room, bedroom, bathroom and study, together with a private patio and two vaults providing additional storage. Residents also have access to the private communal gardens.

Connaught Square is well positioned on the Hyde Park Estate, moments from Hyde Park and Connaught Village, with Marylebone Village and Mayfair both within walking distance.



FEATURES

- Grade II listed townhouse • Five bedrooms/Two Bathrooms • Private communal gardens
- Freehold • 3,358 sq ft •



Connaught Square, London, W2



Approx Internal Area: 312.0 sq. m (3,358.1 sq. ft)
 Vaults: 13.7 sq. m (147.5 sq. ft)
 Balcony: 5.3 sq. m (57.0 sq. ft)
 Terrace: 4.7 sq. m (50.5 sq. ft)