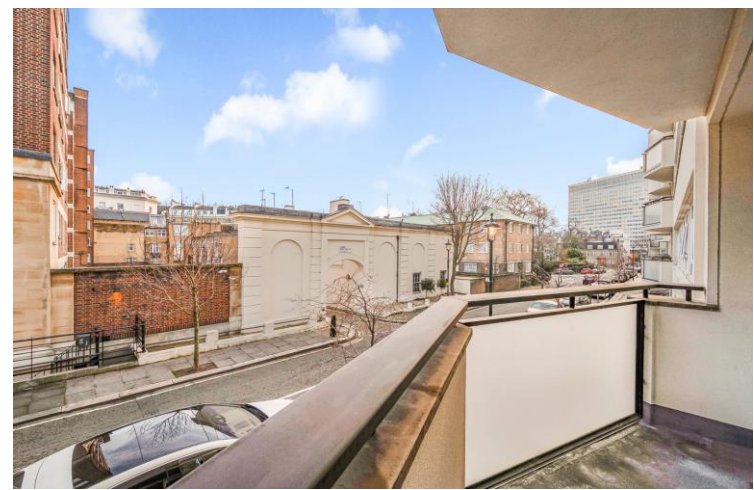




Clifton Place
Hyde Park, W2

CHESTERTONS





A well-proportioned two bedroom, two bathroom first floor apartment set within a sought-after portered building with lift on Clifton Place, W2. The property benefits from a south-facing aspect with a private balcony, providing excellent natural light throughout. Residents enjoy access to a large communal roof garden with far-reaching views towards Hyde Park, offering a rare outdoor amenity in this location. Ideally positioned close to Hyde Park itself, Paddington Station and the amenities of Connaught Village, the apartment combines convenience with a peaceful residential setting.

- Two bedrooms
- Two bathrooms
- First floor
- South-facing balcony
- Portered building
- Lift access
- Residents roof garden
- Hyde Park views
- Close to Hyde Park
- Paddington Station nearby
- Connaught Village nearby

Asking Price £1,100,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	83 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold 124 years

Service Charge: £11,256 per annum (Including reserve fund contributions)

Ground Rent: None

Local Authority: City of Westminster

Council Tax Band: G

Chestertons Hyde Park & Marylebone Sales

40 Connaught Street

London

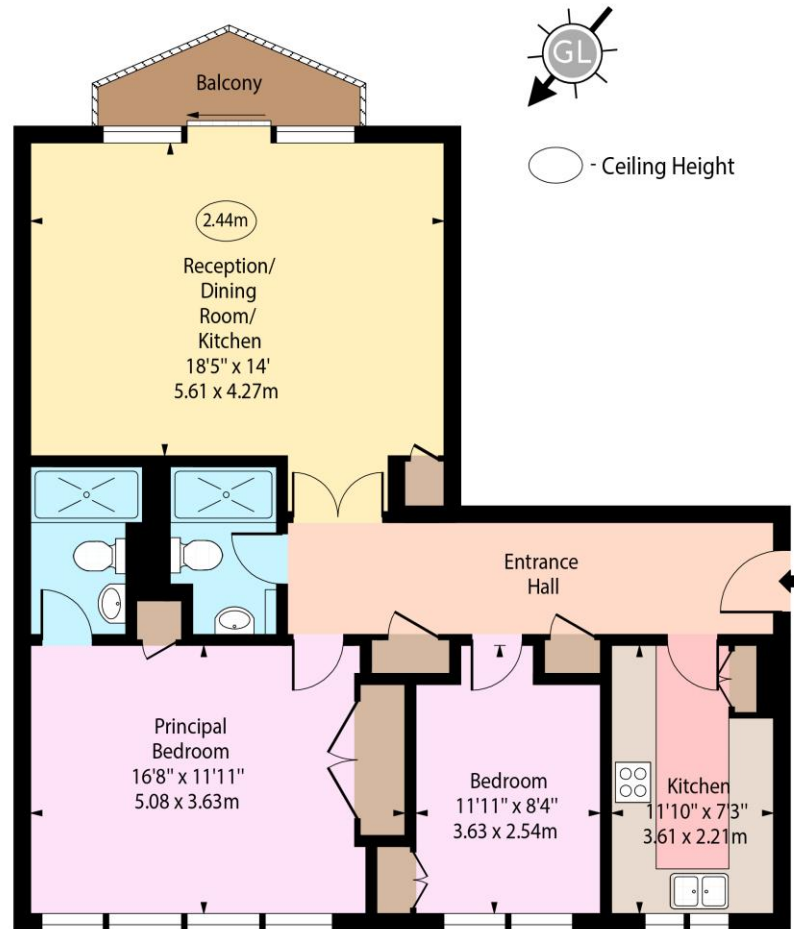
W2 2AB

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Clifton Place, W2



First Floor

Approx Gross Internal Area

896 Sq Ft - 83.24 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown.
However, all measurements, fixtures, fittings, and data shown are approximate interpretations and
for illustrative purposes only. Measured according to the RICS. Not To Scale.

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