



# Westbourne Crescent

Lancaster Gate, W2

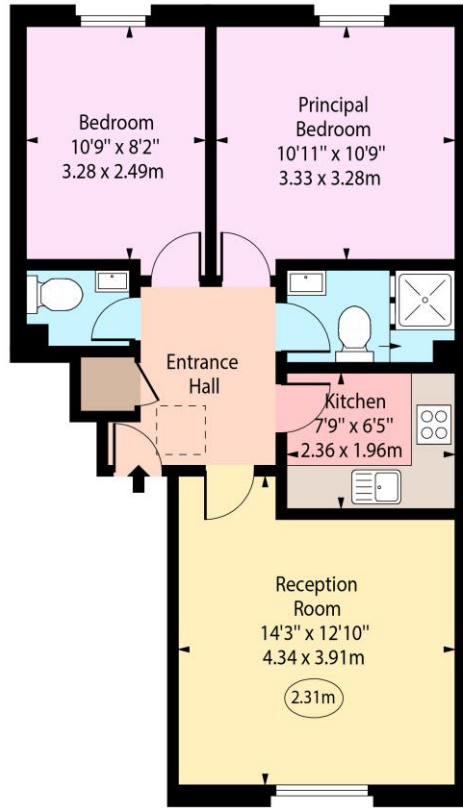
Asking Price £625,000

A well-presented two-bedroom apartment situated on the fourth floor of an attractive period conversion, enjoying a desirable south-north aspect that provides excellent natural light throughout the day.

**CHESTERTONS**

Westbourne Crescent,  
Lancaster Gate, W2

○ - Ceiling Height



Fourth Floor

Approx Gross Internal Area 571 Sq Ft - 53.05 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.

www.goldlens.co.uk  
Ref. No. 030853.1K

**Tenure:** Leasehold 104 years  
**Service Charge:** £1773 per annum  
**Ground Rent:** £200 per annum  
**Local Authority:** City of Westminster  
**Council Tax Band:** E

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		81 B
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

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