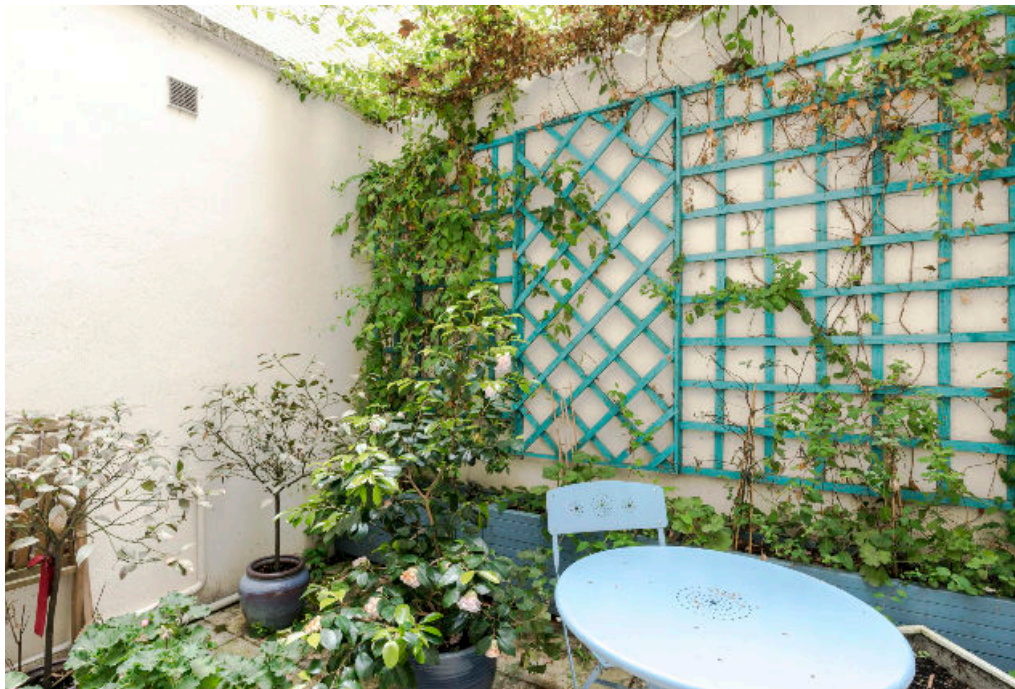


Cleveland Square, Bayswater **W2**







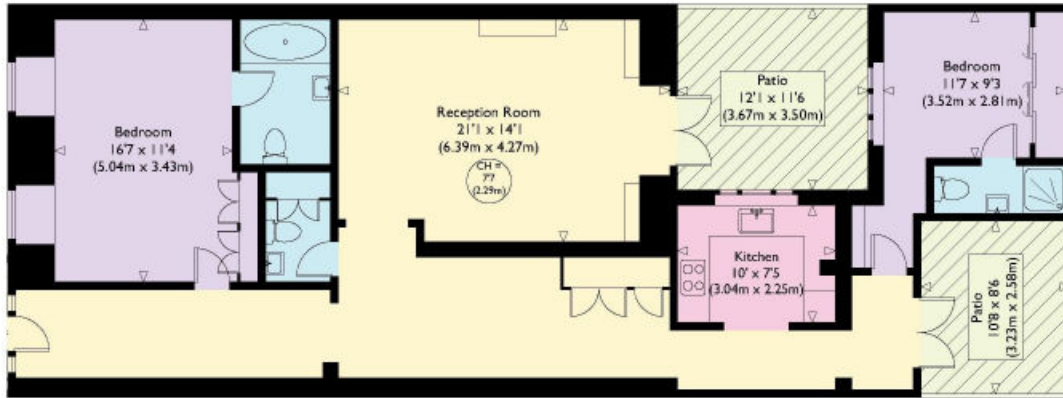
The City of Westminster
Share of freehold
Service charge: £2,400 per annum
Guide price
£1,100,000 Share of freehold
Share of Freehold



Located on Cleveland Square, one of the most sought after garden squares in Bayswater, this wonderful, spacious two bedroom Grade II listed apartment boasts ample living spaces, private entrance and two patios.

The local transport links are outstanding and include Paddington Mainline (Network Rail, Heathrow Express) and Underground Stations (Bakerloo, Hammersmith and City, Circle and District lines) and Lancaster Gate (Central Line) Underground Station. For motorists, the A40 is nearby providing access to and from central London from the country. Cleveland Square is also perfectly positioned for the upcoming arrival of Crossrail, which will offer faster journey times into the City and Canary Wharf.

Cleveland Square, W2



Lower Ground Floor

**Approximate Gross Internal Floor Area
112.4 sq m/1210 sq ft**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars

Knight Frank
Hyde Park
1 Craven Terrace
London
W2 3QD

knightfrank.co.uk

We would be delighted to tell you more.

020 7871 5060
hydepark@knightfrank.com

OnTheMarket.com



Connecting people & property, perfectly.

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank LLP nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. Particulars dated May 2019 Photographs dated May 2019. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN where you may look at a list of members' names. If we use the term 'partner' when referring to one of our representatives, that person will either be a member, employee, worker or consultant of Knight Frank LLP and not a partner in a partnership.

If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.