

# Gloucester Square, Hyde Park W2

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With a south-west aspect and incredible views directly over the landscaped gardens and private patio, an opportunity to develop a 7-8 bedroom house spanning 5 floors, situated in a highly desirable garden square in Hyde Park.

This substantial house offers an abundance of space, light and opportunity to create a stunning home. The wide house with lovely proportions is ready for complete development throughout, giving the incoming purchaser the opportunity to create a layout and style that works for them.

A grand entrance hall leads to an impressive reception space with French doors that lead out to a private garden, also giving private access to the beautiful residents' gardens.



**Asking price:** £7,500,000

**Tenure:** Available freehold

**Local authority:** City of Westminster

**Council tax band:** H

The spacious bedrooms and bathrooms are elevated on the upper floors, overlooking the wonderful green views at the rear.

The top floor boasts an incredible loft room with vaulted ceilings and large roof light, offering a creative use of space. This is a wonderful opportunity which rarely becomes available.

Gloucester Square is situated within close proximity of both Hyde Park and the amenities of Queensway.

Local transport links include Paddington mainline (Network Rail and Heathrow Express) and the underground (Elizabeth, District, Circle, Bakerloo and Hammersmith and City lines) station.













Proposed  
internal &  
external images.  
Garden design  
is subject to  
planning  
approval.





**Approximate Gross Internal Floor Area  
545.6 sq m / 5,873 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.

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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.

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