



Kendal Street, Hyde Park **W2**

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A charming Grade II Listed period townhouse for sale in the heart of Connaught Village. This house exudes character and is presented to a high standard throughout with particular attention to detail showcasing traditional features including decorative cornicing, panelling and period feature fireplaces.

The flexible accommodation is spread over five floors with three double bedrooms with fitted wardrobes and two bathrooms across the top levels whilst on the first floor is located a double reception space and further shower room. The ground floor is a wonderful kitchen/dining space boasting ample storage cabinets and integrated appliances.



Guide price: £3,000,000

Tenure: Freehold

Local authority: City of Westminster

Council tax band: H





Situated on the lower ground floor the space here is perfectly set up to run as a self contained apartment or an extension to the living space above.

Ideally located for excellent transport connections including the Elizabeth Line, National Rail and Heathrow Express. Local underground stations include access to the Central, Bakerloo, Circle, District and Hammersmith & City lines.

Kendal Street runs parallel to Connaught Street which offers a lovely selection of cafes and independent shops, and is well located for easy access to Hyde Park and the West End.







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Approximate Gross Internal Area = 192.13 sq m / 2068 sq ft
 Vault = 3.98 sq m / 43 sq ft
 Total = 196.11 sq m / 2111 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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