

Hyde Park Gate, London SW7



Hyde Park London SW7

Set over the raised ground and lower ground floor, and forming part of a handsome Edwardian building in a prime location just moments from Kensington Gardens and Palace. Accommodation comprises of a large drawing room with original features and separate dining room, three double bedrooms with dressing room to the principal, three bathrooms and private patio garden. Hyde Park Gate is a famous and historic street, with several prominent blue plaques.



Guide price: £3,300,000

Tenure: Leasehold: approximately 973 years remaining

Service charge: £5,265 per annum, reviewed every year, next review due 2025

Ground rent: Peppercorn

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: H









Location


Hyde Park Gate is a quiet residential street located opposite Hyde Park and Kensington Gardens. High Street Kensington underground (District and Circle lines) is a short walk away as is Gloucester Road (District, Circle and Piccadilly lines). Hyde Park Gate is close to all the shops and restaurants of both Kensington High Street and Gloucester Road.

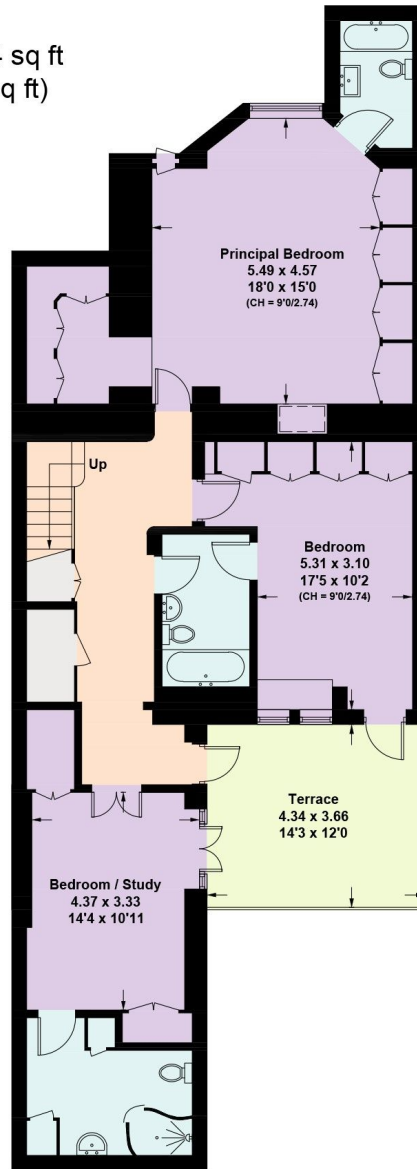




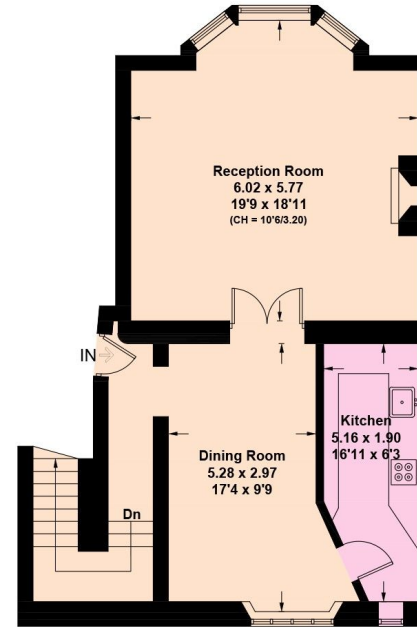
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Approximate Floor Area = 187.1 sq m / 2014 sq ft
Including Limited Use Area (1.4 sq m / 15 sq ft)

 = Reduced head height below 1.5m



Lower Ground Floor



Raised Ground Floor

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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Particulars dated August 2024. Photographs and videos dated August 2024.

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