



SUSSEX MEWS WEST

London, W2



SUSSEX MEWS WEST, HYDE PARK W2

Stunning 4 bedroom mews home with private roof terrace for sale in a highly sought after mews in W2.

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Local Authority: City of Westminster

Council Tax band: G

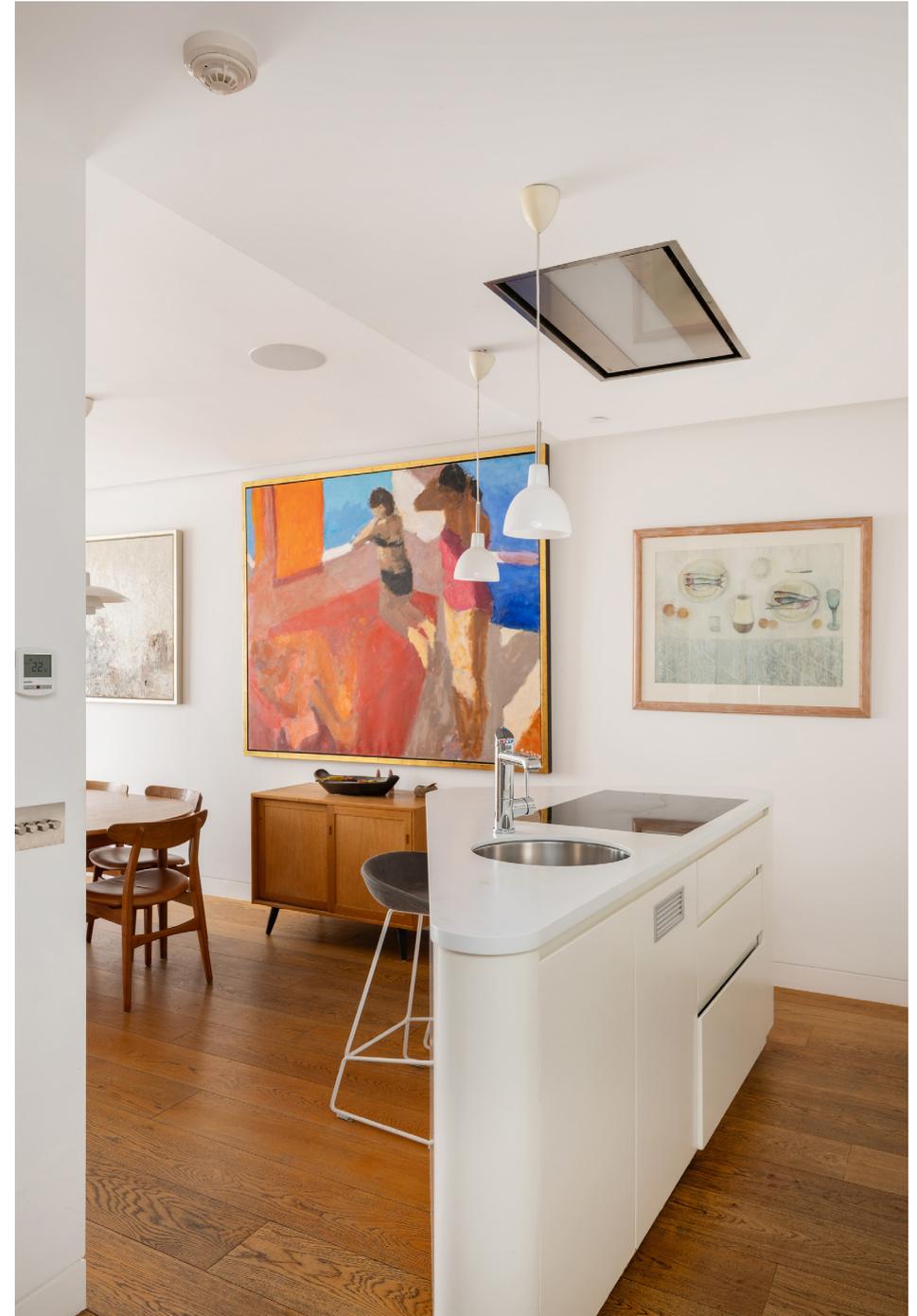
Tenure: Freehold

Guide Price: £3,250,000



Situated in a quiet, picturesque cobbled mews, this immaculately presented, thoughtfully designed property offers flexible accommodation across four floors and was re-built to an exacting standard.

Internally the house offers approximately 205.2 sq. m. (2209 sq. ft.) and is filled with natural light thanks to the South facing front aspect with big windows and cleverly designed skylights and light wells.







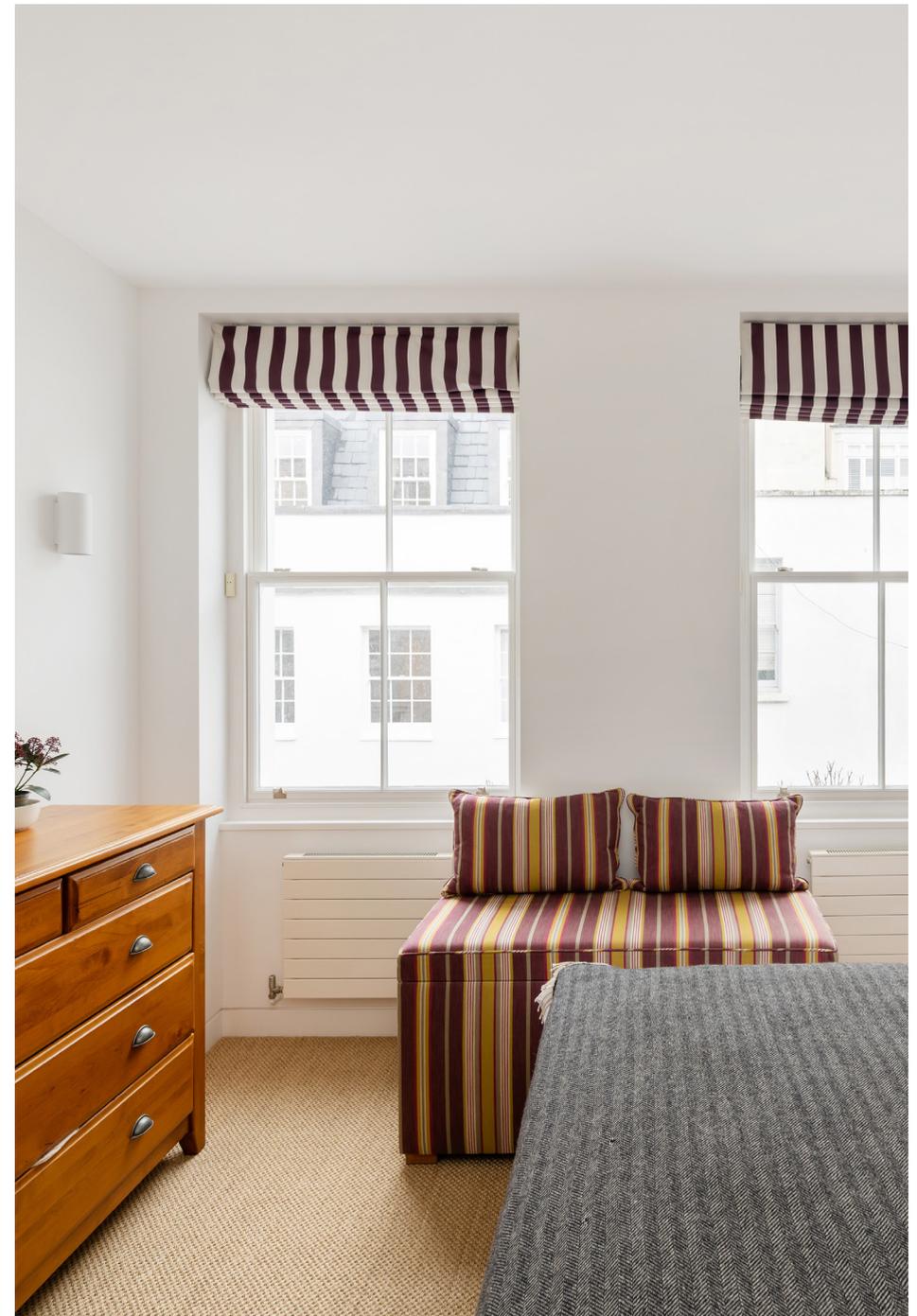
The ground floor comprises a spacious open-plan kitchen/dining room with island hob and breakfast bar along with a separate reception room and guest cloakroom.

The lower ground floor is highly flexible with two generous rooms, currently used as a home gym/tv room and a home office. Further there is a utility room and shower room completing this level.

Three bedrooms can be found on the first floor with the larger bedroom featuring a walk in dressing area and en suite shower room and finally there is a further family bathroom. Positioned on the second floor is the principal bedroom that affords built-in wardrobes and four-piece en suite. This room leads out onto the generous roof terrace which is not overlooked and boasts a green living wall.



One of W2's most desirable mews locations, Sussex Mews West is situated just moments from Hyde Park and Kensington Gardens which collectively offer 625 acres of green space and amenities including open water swimming, boating, cycling, tennis and horse riding, as well as being home to Kensington Palace, the Italian Gardens, numerous cafes and the Serpentine Lake. The nearby transport facilities include Lancaster Gate (Central line) and Paddington (Elizabeth/Circle/District/Bakerloo lines/Heathrow Express/National Rail) stations.



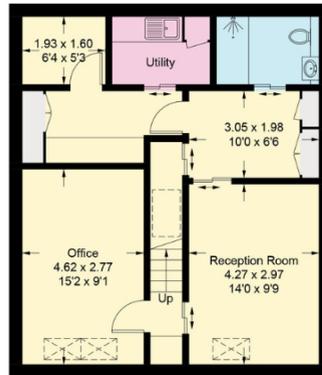




Sussex Mews West, W2



 = Reduced headroom below 1.5m / 5'0"



Basement



Ground Floor



Second Floor



First Floor

Approximate Gross Internal Area = 205.2 sq m / 2,209 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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