



Gloucester Mansions, Shaftesbury Avenue WC2H

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The area offers an unrivalled, diverse range of amenities, including an impressive selection of London's most popular restaurants, bars, theatres and entertainment venues.

This sought-after location benefits from excellent transport connectivity, with Leicester Square, Covent Garden, Oxford Circus and Piccadilly Circus underground stations all nearby, providing access to the Piccadilly, Victoria, Bakerloo, Central and Northern lines.

Tottenham Court Road Station is also within close proximity, with the Elizabeth line making travelling across wider London even easier and providing a quick route to Heathrow Airport.



Guide price: £800,000

Tenure: Leasehold: approximately 106 years remaining

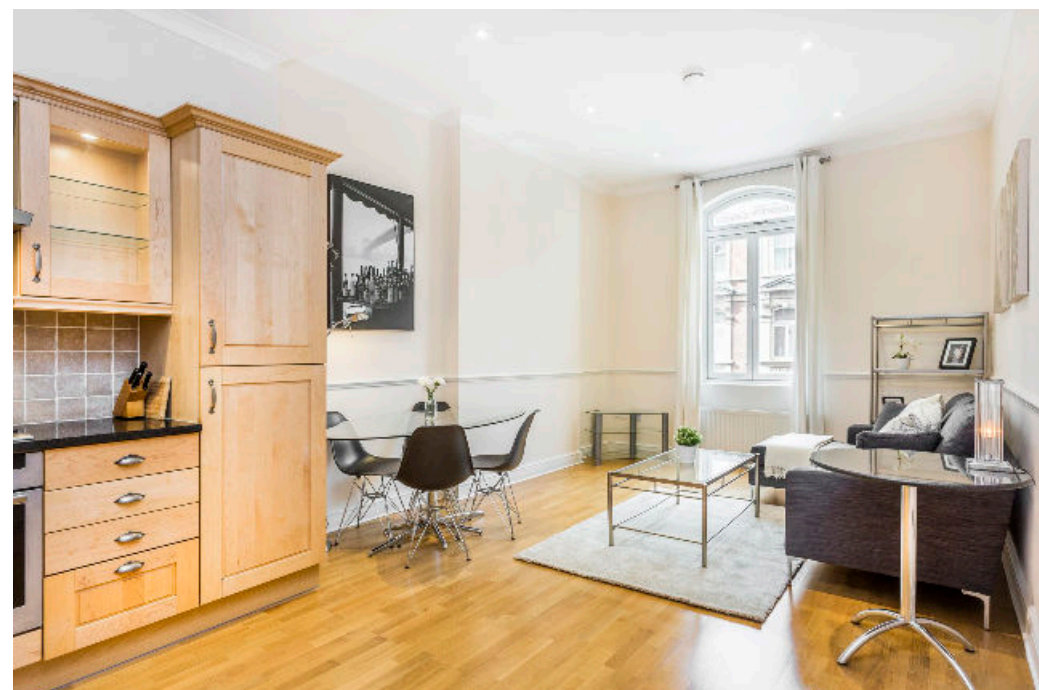
Service charge: £2,964.04 per annum, reviewed annually

Ground rent: £350 per annum, reviewed annually

Local authority: City of Westminster

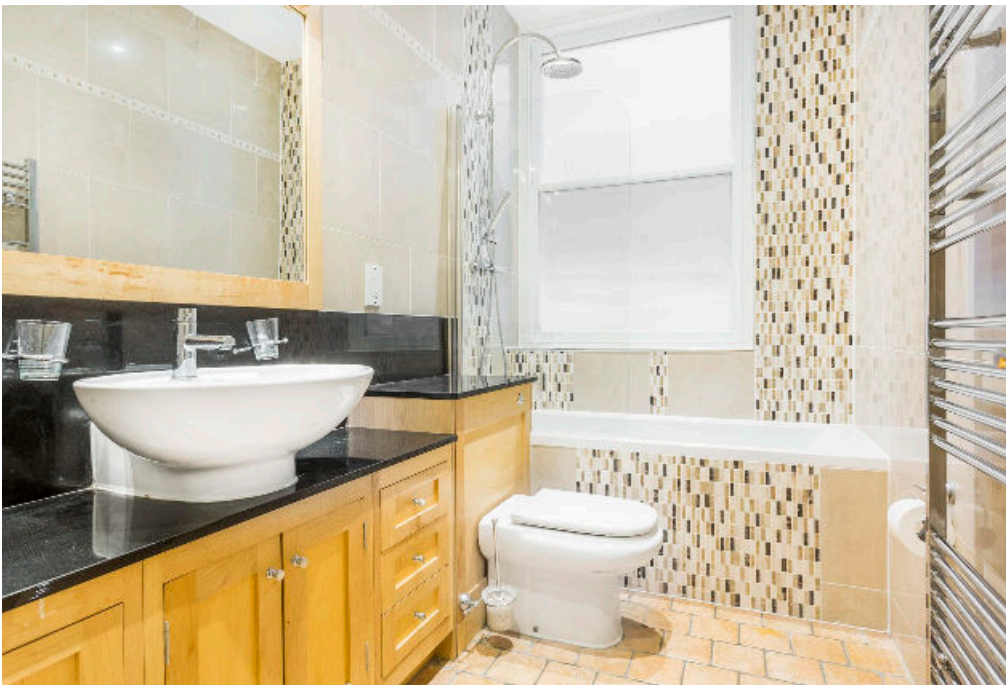
Council tax band: E

This light-filled two bedroom flat is found on the second floor of a period mansion block, perfectly positioned between Covent Garden and Soho. Accommodation consists of an open plan living/kitchen area, two double bedrooms and one bathroom. The property also benefits from lift access.





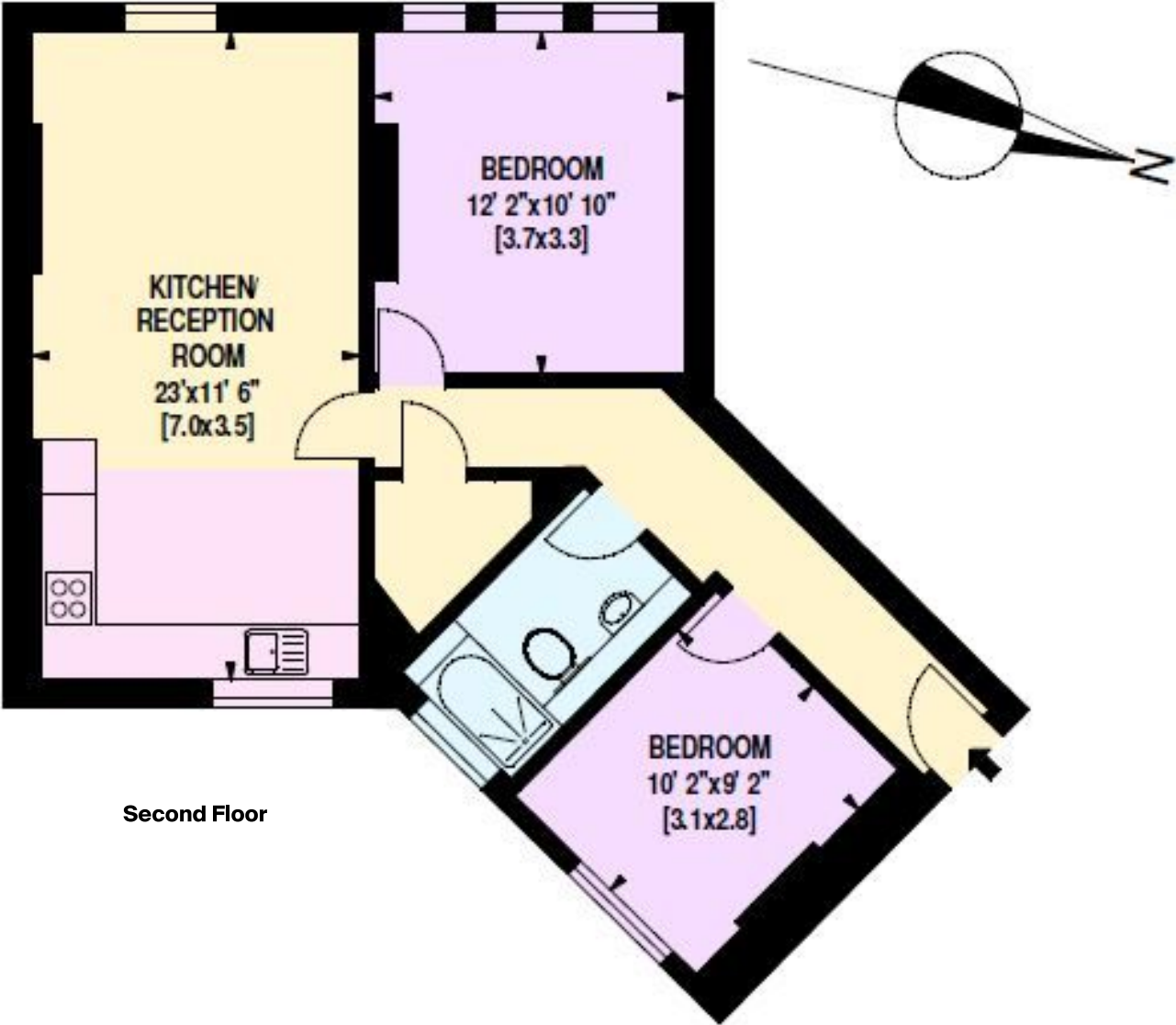
Gloucester Mansions is located amongst some of the trendiest parts of London, with Soho, Seven Dials and Covent Garden all within walking distance of the property.





**Approximate Gross Internal Floor Area
63 sq m / 678 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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Particulars dated August 2023. Photographs and videos dated January 2021.

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