



# Sussex Gardens, W2

**LUROT BRAND**

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Fourth Floor

Third Floor



# Sussex Gardens, W2

Unfurnished

£750 PW

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## Triple aspect top floor apartment with huge roof terrace

This third floor property comprises two double bedrooms, two bathrooms and a generously proportioned sitting room with separate fully-fitted kitchen. Flooded with natural light, the property further benefits from a private roof terrace.

### LOCATION

Sussex Place is perfectly situated within the Hyde Park Estate, offering direct access to the bars, cafes and restaurants of Connaught Village. The convenience of Paddington Station and the green spaces of Hyde Park are both within easy walking distance.





Third Floor

Third Floor





Third Floor

Third Floor



FEATURES

Two Bedrooms	Kitchen
Two Bathrooms	Roof Terrace
Reception Room	

OTHER USEFUL INFORMATION

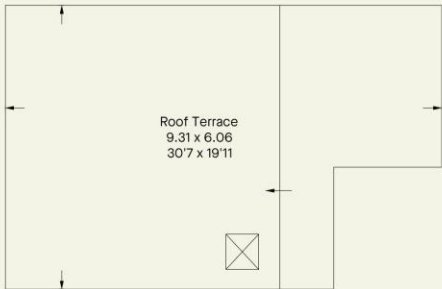
EPC	D
Council Tax Band	E
Deposit Amount	£3,750.00

NEAREST TUBE STATIONS

Paddington (Bakerloo, Circle, Hammersmith & City lines) & Lancaster gate (Central line)
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# Corner Lodge, Sussex Gardens, W2

Approximate Area = 75.2 sq m / 809 sq ft



Fourth Floor



Third Floor

Hyde Park  
37-41 Sussex Place, Hyde Park,  
London W2 2TH

South Kensington  
4-5 Kynance Place, South Kensington,  
London SW7 4QS

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We have produced these sales particulars as a general guide. We have not carried out a detailed survey of the property and have not tested the services, appliances, or specific fittings. Room sizes are for general guidance purposes and should not be relied upon for fitting carpets or furnishings. Pictures may have been digitally enhanced. Floor plans are not to scale. Fittings shown on floor plans may not match the actual layout or size of fittings at the property. None of the statements as to the property contained in these particulars are to be relied upon as statements or representations of fact. All statements in these particulars as to this property are made without responsibility on the part of Lurot Brand. The Seller does not make or give and neither Lurot Brand or any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.