



# Hyde Park Gardens Mews, W2

**LUROT BRAND**

MEWS SPECIALISTS EST. 1971

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Ground Floor

Ground Floor

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# Hyde Park Gardens Mews, W2

Freehold - £4,800,000 STC

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A luxurious three-bedroom house with a large roof terrace, in the prestigious Hyde Park Gardens Mews.

Rare to the market, and only a short walk from Hyde Park, this property is set within one of the most desirable mews in the Hyde Park Estate.

The lateral layout has been thoughtfully designed to maximise space and light and is complimented by quality furnishings and appliances. The property includes underfloor heating, air conditioning, Lutron lighting, and double-glazed windows. The large roof terrace offers incredible space and views down Hyde Park Gardens Mews.

The property offers a large principal bedroom with walk-in-wardrobe and ensuite, two further double bedrooms - one ensuite, and one separate bathroom. The property also comprises of two large reception rooms, an office, a stylish kitchen with dumbwaiter, a dining room, and integral garage.

Flooded with natural light, the house benefits from an array of skylights and large windows on both sides of the property, atypical for most mews properties. The addition of four Juliet balconies enhances the natural light.

## LOCATION

Hyde Park Gardens Mews is arguably the most desirable mews on the Hyde Park Estate, ideally situated for all the boutiques and restaurants of Connaught Village and the transport facilities of Paddington & Marble Arch. The green spaces of Hyde Park are a short walk away.



Lower Ground Floor

Lower Ground Floor



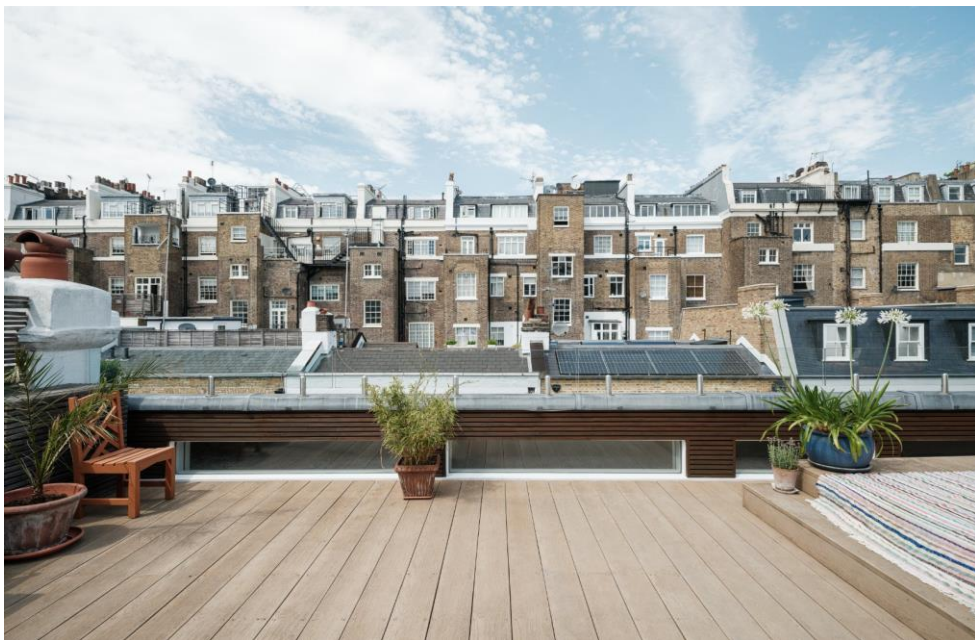




First Floor

First Floor





Roof Terrace

Roof Terrace



FEATURES

Three Bedrooms	Modern Kitchen
Four Bathrooms	Large Roof Terrace
Walk-In-Wardrobe	Air Conditioning
Two Reception Rooms	Underfloor Heating
Garage	Study

OTHER USEFUL INFORMATION

EPC	C
Council Tax Band	G

NEAREST TUBE STATIONS

Paddington, Lancaster Gate, Marble Arch (District, Circle, Central, Bakerloo, Hammersmith & City, Elizabeth)
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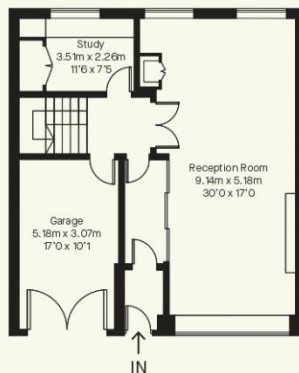


Approximate Gross Internal Area

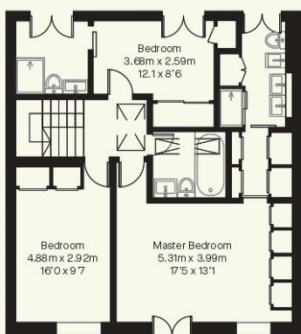
2759FT<sup>2</sup> - 256.3M<sup>2</sup> (including Garage)



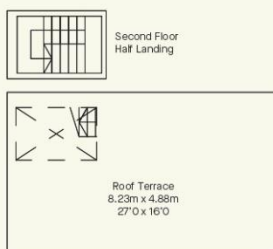
Lower Ground Floor



Ground Floor



First Floor



Roof Terrace

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. 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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