



GLOUCESTER GARDENS, LONDON, W2
£525 per week*

Carter Jonas

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Approx. gross internal area
644 Sq Ft. / 59.8 Sq M.



This period conversion is conveniently located just off Westbourne Grove, providing an abundance of amenities, wide choice of bars, restaurants, shops and cafes.

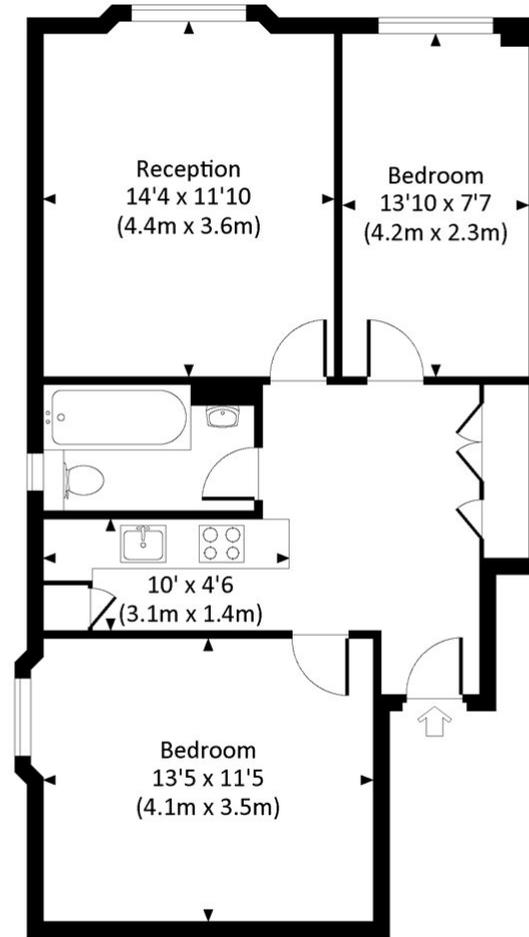
The apartment itself is located on the third floor and was completely refurbished a couple of years ago to a very high standard.

The two bedroom apartment is full of natural light which shines through the large sash windows, it also benefits from tall ceilings and wooden floors throughout. Bayswater is a popular residential area in the Westminster borough offering attractive and varied architecture and picturesque tranquil garden squares. Bayswater is located east of Notting Hill and West of Oxford Street making it a very convenient location with Hyde Park also within a moments walk.

The park has numerous paths which are used extensively for both cycling and jogging and with the added benefit of tennis courts, a bowling green, swimming at The Serpentine Lido and horse riding at the Hyde Park Stables, it is perfect for those who enjoy outdoor activities.

Local transport links include Paddington Mainline (Network Rail, Heathrow Express) and Underground Stations (Bakerloo, Hammersmith and City, Circle and District lines) and Lancaster Gate (Central Line) Underground Station.

Assured Short-Hold (AST) or Non-Housing Act (NHA) Tenancy: the deposit will be £2,750 at a rental value of £550 per week/ £2,383.33 pcm (asking price).



SECOND FLOOR



All measurements have been made in accordance with NICE Code of Measuring Practice which are approximate only and only for illustrative purposes. For the avoidance of doubt, Dowling Jones Design shall not be liable for any reliance on these measurements. © 2016 www.dowlingjones.com 020 7610 9933



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D	67	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

- Two double bedrooms
- One modern bathroom
- Period property
- Separate kitchen to reception
- High ceilings
- Third floor
- Hard wood floors
- Quiet
- EPC = D

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Offices throughout the UK



IMPORTANT INFORMATION

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*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.