



CAERNARVON HOUSE, HALLFIELD ESTATE, BAYSWATER, W2
£400,000 LEASEHOLD 87 YEARS 10 MONTHS

A LIGHT TWO BEDROOM AND WELL-PROPORTIONED SECOND FLOOR (WITH LIFT) APARTMENT - NOW IN NEED OF COMPLETE MODERNISATION. LOCATED IN A POPULAR AND SOUGHT-AFTER MODERN PURPOSE BUILT BUILDING, SET WITHIN THIS GREEN AND CENTRALLY LOCATED GRADE II LISTED BAYSWATER ESTATE. ABOUT 740 SQ FT, CIRCA 88 YEAR LEASE REMAINING AND NO UPWARD CHAIN.

Paddington | 020 7467 5770 | paddington@winkworth.co.uk

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DESCRIPTION:

It is intended that a quick decision will then be made, so that solicitors can be instructed immediately. For your guidance, we recommend that you contact our office on 0207 467 5770 to request a 'guidance letter' - should you wish to make an offer. The Hallfield Estate, designed by Berthold Lubetkin and Tecton, has been awarded Grade II listed status as a result of its attractive post war design and communal green open spaces, making this an ideal first time buy or rental investment. Conveniently positioned near 4 Zone 1 transport links; Queensway (Central Line), Lancaster Gate (Central Line) and Bayswater (Circle and District Line) stations. Paddington mainline station provides national and international connections via the Heathrow Express, together with the forthcoming and imminent Crossrail.

SERVICE CHARGE - ABOUT £1,600 PER ANNUM | GROUND RENT - ABOUT £10 PER ANNUM



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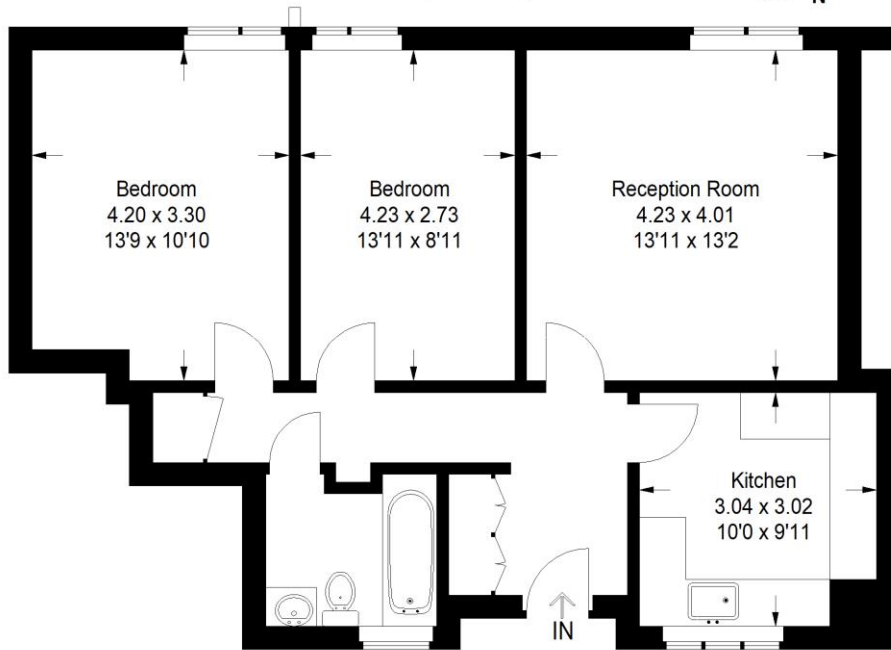


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Caernarvon House

Approximate Gross Internal Area
68.8 sq m / 740 sq ft



Second Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
FloorplansUsketch.com © 2022 (ID 825958)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

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