



MARLOW HOUSE, HALLFIELD ESTATE, BAYSWATER, W2 **£595,000 LEASEHOLD**

IDEAL FOR A BUY TO LET INVESTOR - LOCATED IN W2 - A SHORT DISTANCE FROM HYDE PARK -WITH A LONG LEASE, A LIGHT, RECENTLY MODERNISED THREE BEDROOM, WELL-PROPORTIONED APARTMENT, SET ON THE FOURTH FLOOR (WITH LIFT) AND LOCATED IN THE EVER POPULAR, WELL PLACED, GRADE II HALLFIELD ESTATE.

LEASEHOLD: ABOUT 176 YEARS REMAINING SERVICE CHARGE - ABOUT £3,200 PER ANNUM GROUND RENT - ABOUT £10 PER ANNUM COUNCIL TAX BAND: D

Paddington | 020 7405 1288 | paddington@winkworth.co.uk

Winkworth

for every step...



DESCRIPTION:

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.





for every step...









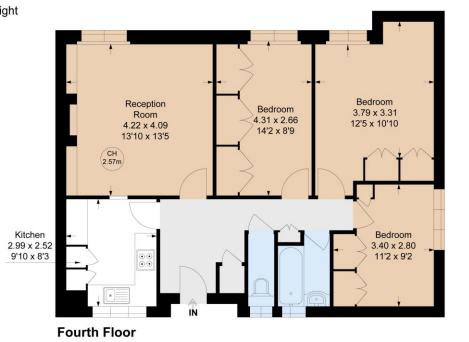


for every step...

Marlow House, W2

Approximate Gross Internal Area = 75.14 sq m / 809 sq ft

Key : CH - Ceiling Height



Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only

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.

Tenure: Leasehold Term: 176 year and 3 months Service Charge: ABOUT £3,200 per annum Ground Rent: ABOUT £10 Annually (subject to increase) Council Tax Band: D Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

Winkworth

Paddington | 020 7405 1288 | paddington@winkworth.co.uk

for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.