



GLOUCESTER GATE

Regent's Park
London
NW1

Asking Price
£3,500,000

Joint Sole Agent

An outstanding three bedroom top floor apartment set within one of the finest Nash Terraces in Regent's Park. The property has been maintained to a very high standard throughout, and benefits from far reaching views over the green open spaces of Regent's Park.

The accommodation comprises a spacious and bright reception room with a balcony, kitchen/breakfast room, master bedroom with en-suite bathroom and a prime steam shower and ample storage, second bedroom with en-suite shower room, third bedroom and guest cloakroom.

ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
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£3,500,000
Subject To Contract

Joint Sole Agent

Leasehold 134 Years

Service Charge: £10,000 P/A

Gloucester Gate is located close to the delightful boutiques and cafes of Regent's Park Road, whilst the green open spaces of both Primrose Hill and Regent's Park are just moments away. Transport links include Camden Town Underground station (Northern Line) and numerous bus routes. Council Tax Band G Camden.



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ACCOMMODATION

- 2 Bedrooms
- Bedroom 3/Study
- En Suite Bathroom
- En Suite Shower Room
- Guest WC
- Reception Room
- Kitchen

AMENITIES

- Balcony
- Garage

COUNCIL TAX: G

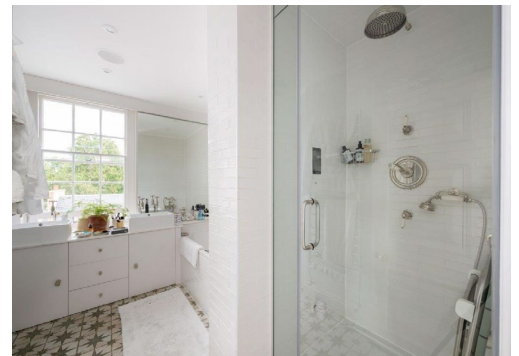
EPC RATING: D



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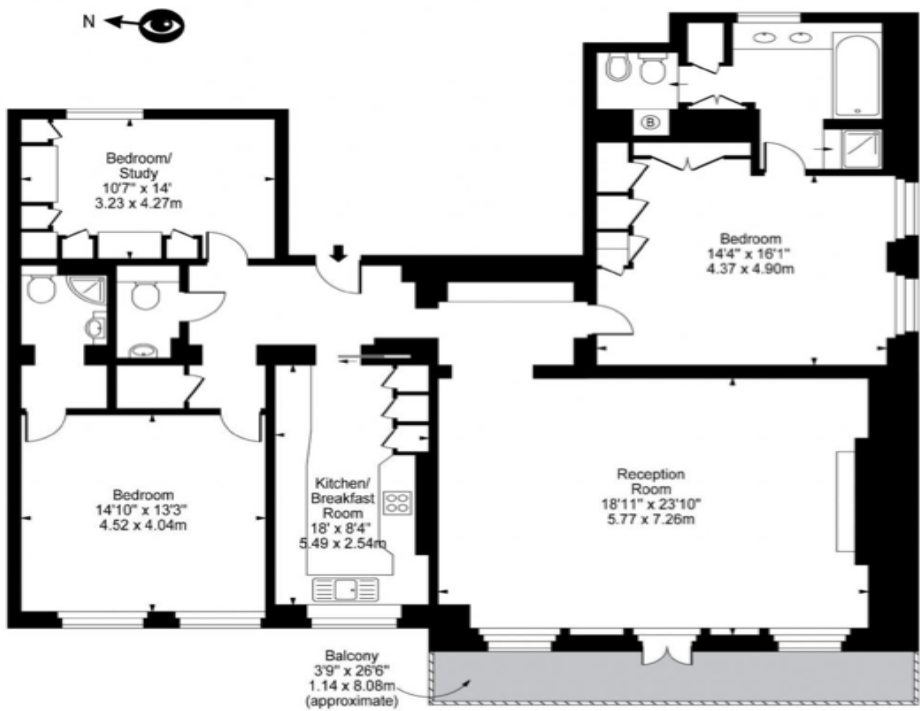
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Gloucester Gate, NW1 4HG



Third Floor

Approx Gross Internal Area 1712 Sq Ft - 159.04 Sq M

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		

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Important Notice
These particulars have been prepared in all good faith to give a fair overall view of the property and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned below and as to the content of these particulars. If any points are particularly relevant to your interest in the property ask for further information.