

PARK MODERN

Hyde Park, London



Apartment 21 • Second floor



FENTON WHELAN

LONDON



Park Modern offers unparalleled views overlooking Kensington Gardens, Hyde Park and London's skyline.

It's exceptional architecture, complemented by spacious layouts featuring floor-to-ceiling windows, seamlessly combines urban chic with resort-style luxury living.

- ▶ 52 apartments and three penthouses
- ▶ Spectacular south-facing views accentuated by floor-to-ceiling windows
- ▶ Bespoke kitchens with Gaggenau appliances
- ▶ 24-hour security and concierge run by Rhodium
- ▶ Valet parking and resident's car park
- ▶ World-class spa offering a 25m pool, gym, beauty salon and treatment rooms
- ▶ Personal spa therapist, trainers, yoga and fitness instructors
- ▶ Resident's lounge and cinema

Services are optional and subject to additional charges

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Sunrise



Midday

Sunset

APARTMENT 21

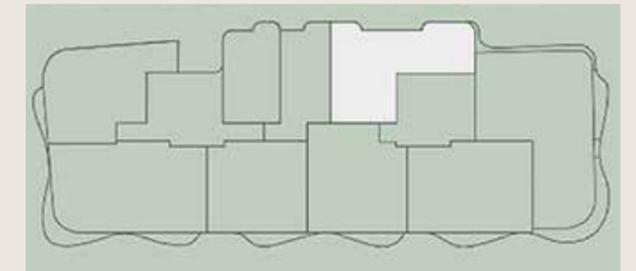
Two bedrooms

Second floor

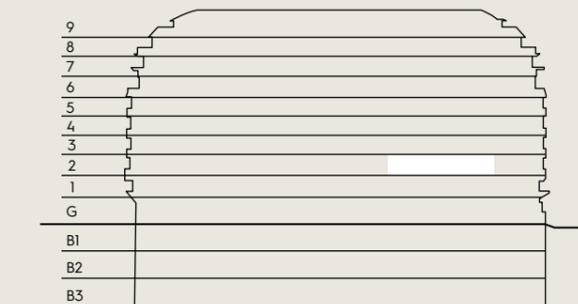
Gross internal area 130 sqm 1404 sqft

Kitchen/Reception	9.52 x 5.80m	31'2" x 29'0"
Principal Suite	5.73 x 3.18m	10'10" x 10'4"
Principal Ensuite	3.40 x 1.65m	11'15" x 5'4"
Bedroom 2	4.26 x 4.06m	13'97" x 13'32"

Floor plate - Second floor



Floor locator - Second floor



The areas and dimensions provided on these floorplans are subject to design development and are approximate and for guidance only at this stage. Further dimensions, including clear heights of windows and ceilings, balcony and terrace areas may vary in size and are subject to design development. Please speak to the sales team for details. Indicative areas are measured as gross internal areas (NIA) using the RICS Code of Measurement, 6th Edition.

Sunrise/sunset is an indicative guide only and is not to be used for exact positioning of the sun in relation to the apartment.



DISTANCE	TIME	BY ROAD
Queensway	2 min	
Billionaires' Row	3 min	
Royal Albert Hall	8 min	
Kensington	8 min	
Marble Arch	9 min	
Knightsbridge	12 min	
Imperial College	12 min	
Harrods	13 min	
Buckingham Palace	14 min	
Bond Street	15 min	



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To find out more and set up a private viewing, please contact our sales and marketing manager:

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