



RUSSELL SIMPSON

Impressive three bedroom
Kensington flat with access to pool,
gym and cinema

COE HOUSE
KENSINGTON W14

Coe House

£1,794 _{P/W}

BEDROOMS 3	INTERNAL 1,379 _{SQ FT} 128 _{SQM}	OUTDOOR —	FURNISHED STATUS Multiple Options
BATHROOMS 2		EPC B	COUNCIL TAX RBKC, H

The Property

This property is part of Coe House, which has lift access to every floor. It is designed in a contemporary fashion, but with a classical sense of style, and can be furnished at an additional cost.

Newly built flat with two terraces and dressing room in a unique residence for those in the later stages of life



img 1

Outside Reading Spot

img 2

Large Bedroom



Indoor Spaces

Entering the flat on the third floor, an entrance hall connects the main rooms of the property. On one side is a generous living and dining room, with an open-plan kitchen, an informal breakfast area, a seating area, and beyond that a more formal dining table. In addition, this room benefits from floor to ceiling windows and access to a terrace.

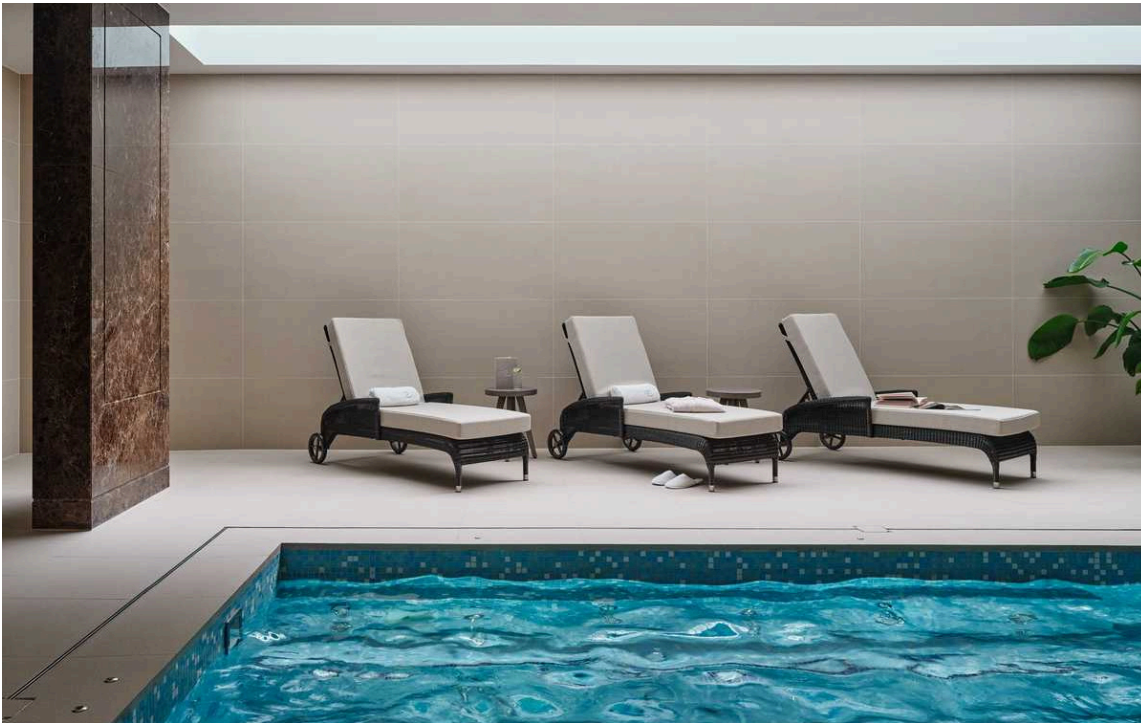
On the other side of the flat is a bedroom suite, with a dressing room and an ensuite bathroom with bath and shower. This is a generous space, while the bedroom has access to a second terrace.

The flat has two more bedroom, both with considerable storage, and one with terrace access. They share a second bathroom with a shower, while a utility cupboard and further storage space complete this flat.

Please note the photos are generic photos of a 3 bedroom show flat in the building.

img 1

Eat In Kitchen



The Development

Riverstone is a unique residence available to rent for those aged 55 or over. The Kensington site contains two swimming pools, a restaurant, a bar, a library, an exercise studio, meeting rooms, a private cinema and landscaped gardens. Off-street parking is also available at an additional cost, as well as a full concierge service.

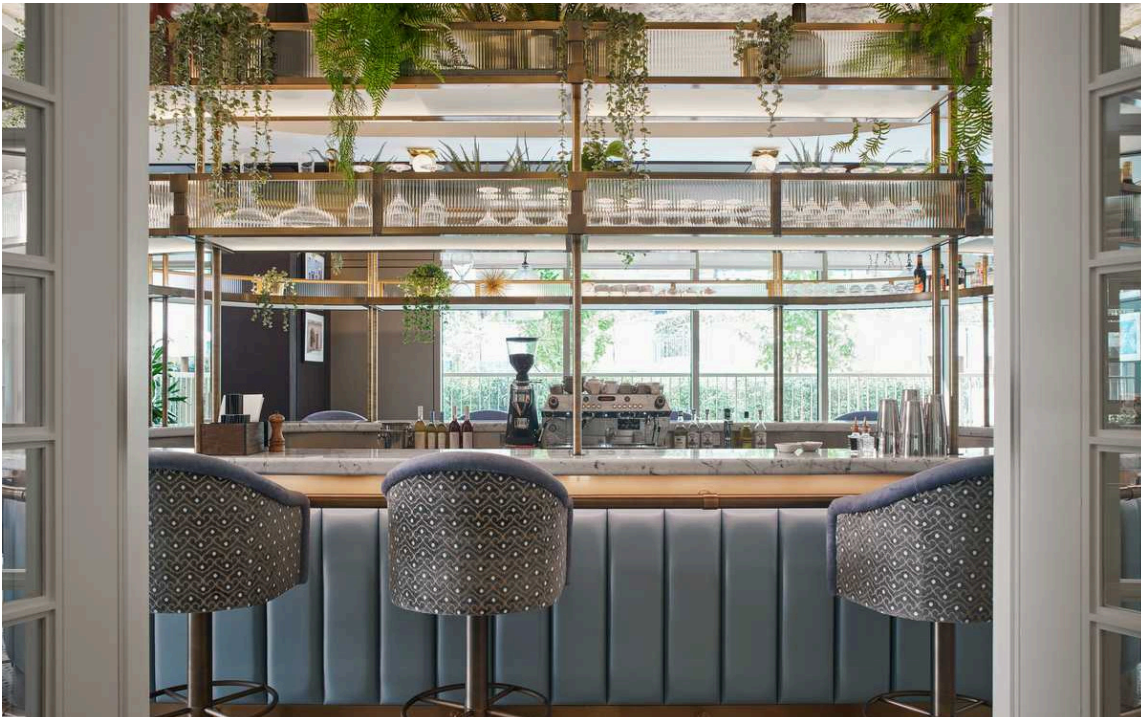
Riverstone provides the independence your own flat and the support of assisted living, with a club-like atmosphere and a welcoming community.

img 1

Hydrotherapy Pool

img 2

Stocked Bar

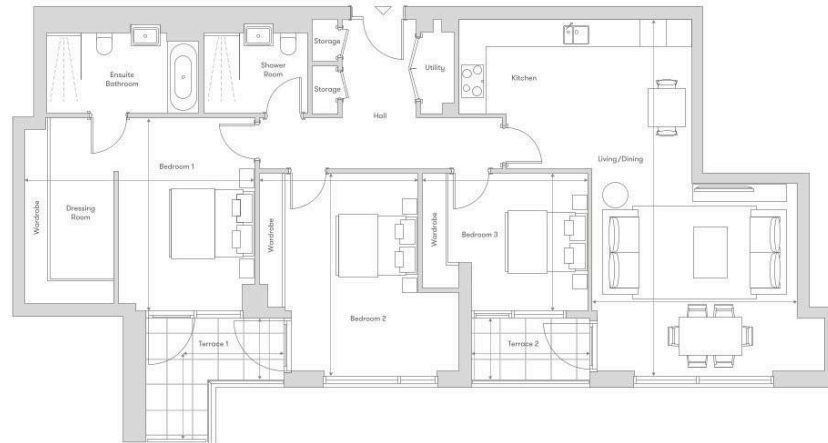


The Neighbourhood

Riverstone Kensington is a short walk away from Earl's Court and West Kensington underground stations. In addition, the open spaces of Holland Park are close, as well as the restaurants and shops of Kensington High Street.



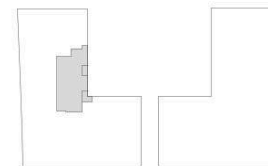
3 bedroom 2 bathroom Coe House – 3rd Floor



Dimensions

Internal Area (NSA):	128.1m ²	1,379ft ²
Living/Dining/Kitchen:	4.85m x 8.52m	15' 11" x 27' 11"
Bedroom 1:	5.44m x 4.64m	17' 10" x 15' 3"
Bedroom 2:	3.75m x 4.88m	12' 4" x 16' 0"
Bedroom 3:	3.91m x 3.34m	12' 10" x 11' 0"
Terrace 1:	2.54m x 1.45m	8' 4" x 4' 9"
Terrace 2:	1.45m x 2.80m	4' 9" x 9' 2"

Locator



Coe House
3rd Floor

Plans are not to scale. Measurements are approximate.

**RUSSELL
SIMPSON**

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