



CLOSE X



RUSSELL SIMPSON

Elegant one-bedroom flat with two balconies to rent on a prestigious street near Holland Park

HOLLAND PARK
HOLLAND PARK W11

Holland Park

Let

BEDROOMS 1	INTERNAL 641 SQ FT 59 SQM	OUTDOOR 44 SQ FT	FURNISHED STATUS Furnished
BATHROOMS 1		EPC C	COUNCIL TAX RBKC, G



The Property



CLOSE X

Newly refurbished property on a historic and sought-after street of grand white stucco villas

Stepping into the flat on the second floor, the front hall leads into a well-proportioned reception room. As well as space for dining and seating areas, this room has a pair of south-facing French doors opening onto a balcony. Next door is a convenient fitted kitchen.

Indoor Spaces



CLOSE X

The flat is decorated in a restrained fashion, with a neutral colour scheme adding to the sense of light and space. It has been recently refurbished and is presented in delightful condition.





The Bedroom



CLOSE X

The other side of the flat features a bedroom with inbuilt wardrobes and full-length windows opening onto another balcony. Next door is a new bathroom, while there is further storage space in the hallways.

The Neighbourhood



CLOSE X

The flat includes front and rear balconies. The rear, south-facing balcony has views over the charming houses of Holland Park Mews.

The flat is part of a double-fronted stucco townhouse with a lift built in the mid-Victorian era. These grand villas were constructed between 1860 and 1880 by the brothers William and Francis Radford. Early residents of the street included aristocrats and statesmen, as well as prominent engineers, politicians and lawyers.

From here, Holland Park underground station is a few moments' walk away, while the restaurants and shops of Notting Hill are also nearby. In addition, the open spaces of Holland Park are close.

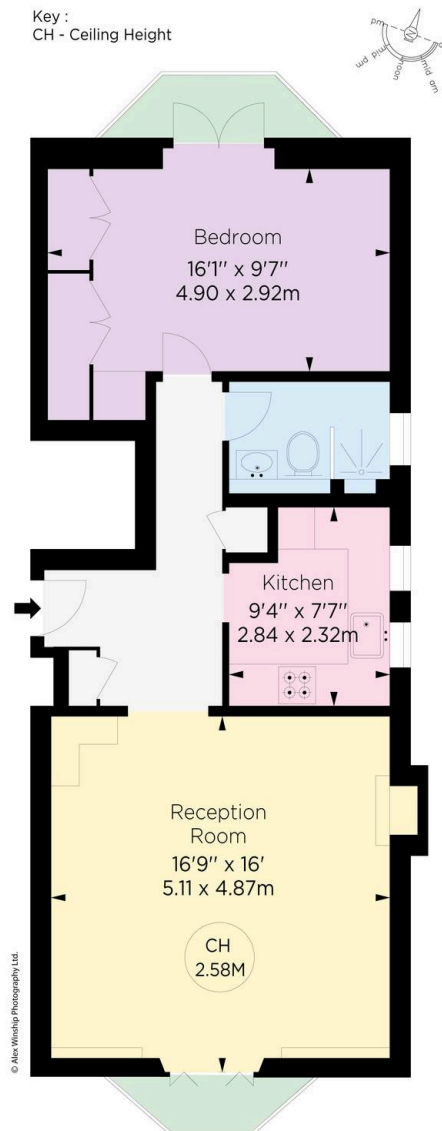
Holland Park, W11

Approx. gross internal area
641 sq ft / 59.6 sq m

Approx. gross outdoor area
45 sq ft / 4.25 sq m

**RUSSELL
SIMPSON**

This plan is for layout guidance only.
Not drawn to scale unless stated. Windows
and door openings are approximate. Whilst
every care is taken in the preparation of this
plan, please check all dimensions, shapes,
and compass bearings before making any
decisions reliant upon them.



SECOND FLOOR

ALEX
WINSHIP
PHOTOGRAPHY
LTD.



CLOSE X

**RUSSELL
SIMPSON**



CLOSE X

Contact Us

+44 (0) 20 3761 9691

13 Kensington Square
London
W8 5HD

kensington@russellsimpson.co.uk

In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only. October 2021