



## **RUSSELL SIMPSON**

Bright and spacious two bedroom  
flat close to Notting Hill Gate  
station to rent

WYCOMBE SQUARE  
KENSINGTON W8

# Wycombe Square

£1,700 P/W

BEDROOMS 2	INTERNAL 1,172 <small>SQ FT</small>	OUTDOOR —	FURNISHED STATUS Furnished
BATHROOMS 2	108 <small>SQM</small>	EPC C	COUNCIL TAX RBKC, H



## The Property

Stylish flat with contemporary interiors in an award-winning modern building close to Holland Park

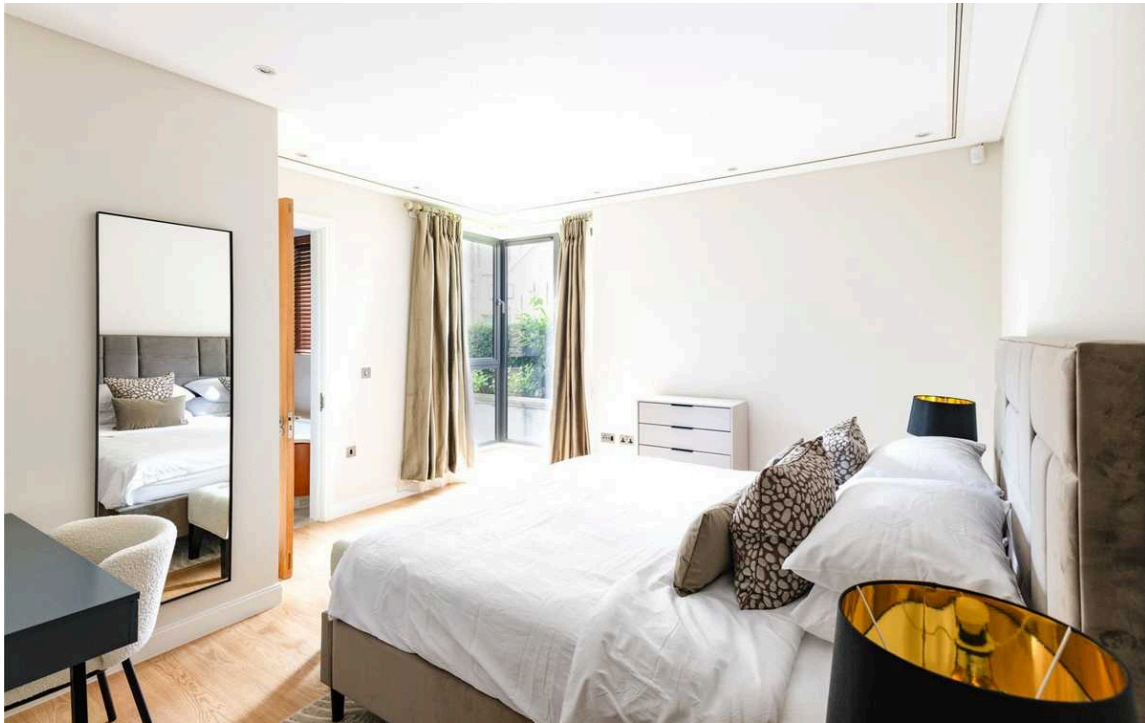
The flat is designed with an open layout and decorated in a contemporary style to create a sense of space.



## Indoor Spaces

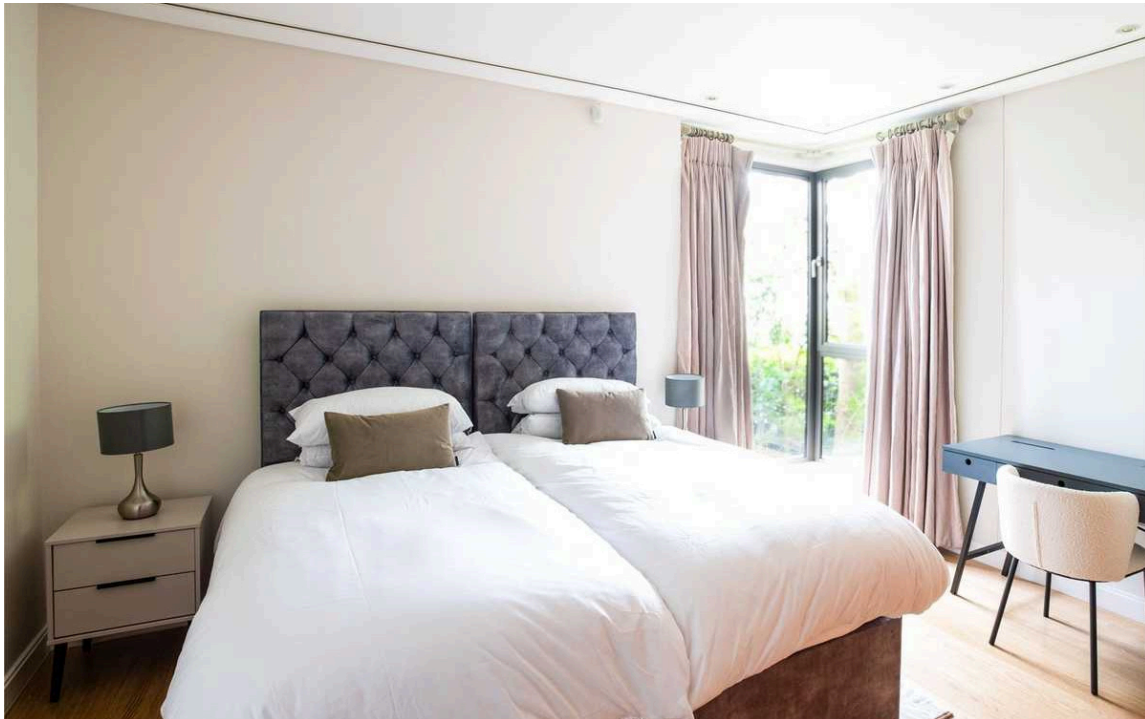
Entering the house on the ground floor, the front hall leads past a fitted kitchen with an informal breakfast bar and glazed walls. Beyond is well-proportioned reception room, containing separate dining and seating areas, as well as floor-to ceiling windows bringing in daylight.





## The Bedrooms

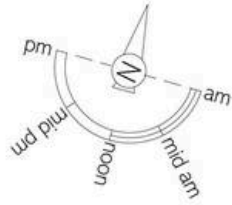
On one side of the reception room is a principal bedroom with ensuite bathroom, containing both bath and shower. On the other side is a second bedroom with a bathroom next door. Both rooms contain inbuilt storage space, with further storage in the front hall.



# The Neighbourhood

This award-winning modern building overlooks a garden square, with a 24-hour porter service and a private garage.

Wycombe Square is a contemporary take on a traditional garden square, lined with Georgian-inspired architecture. From here, Notting Hill Gate underground station is close, and so too the neighbourhood's many restaurants and shops. In addition, the popular Notting Hill farmers' market takes place every weekend at the nearby Fox primary school. Finally, the delightful open spaces of Holland Park are within easy reach.

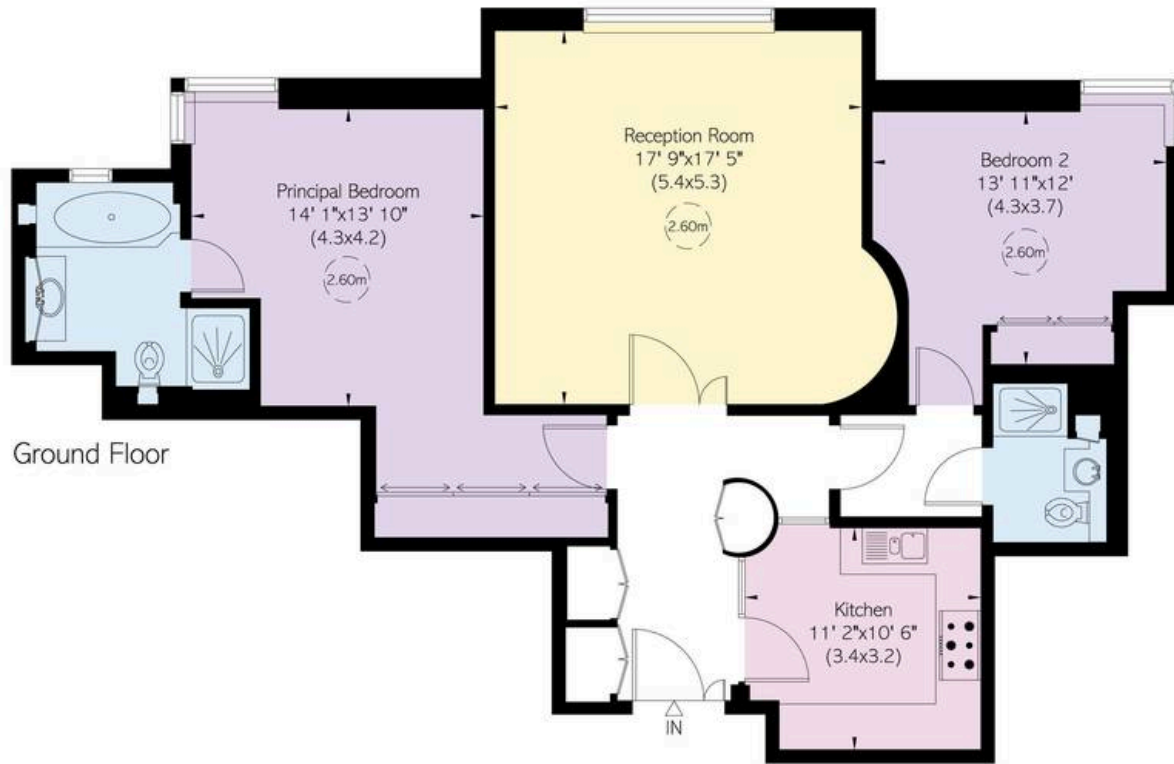


# Wycombe Square, W8

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**Approximate Internal Area**  
1,172 sq ft / 109 sq m

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.



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SIMPSON**

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