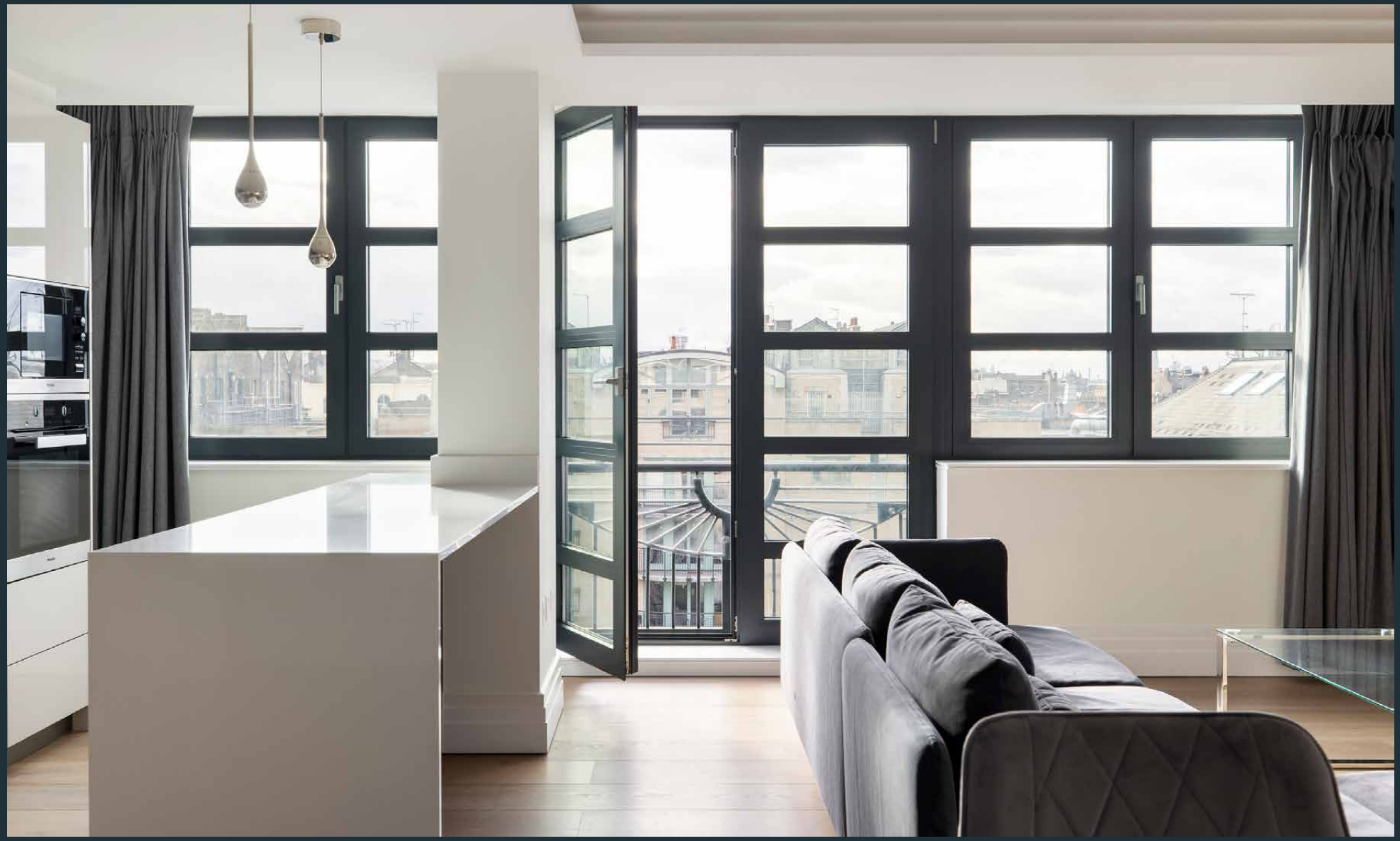
DOMUS NOVA



Kensington Gardens Square W2 – £1,546 p/w (LL)

In partnership with BARNES INTERNATIONAL REALTY



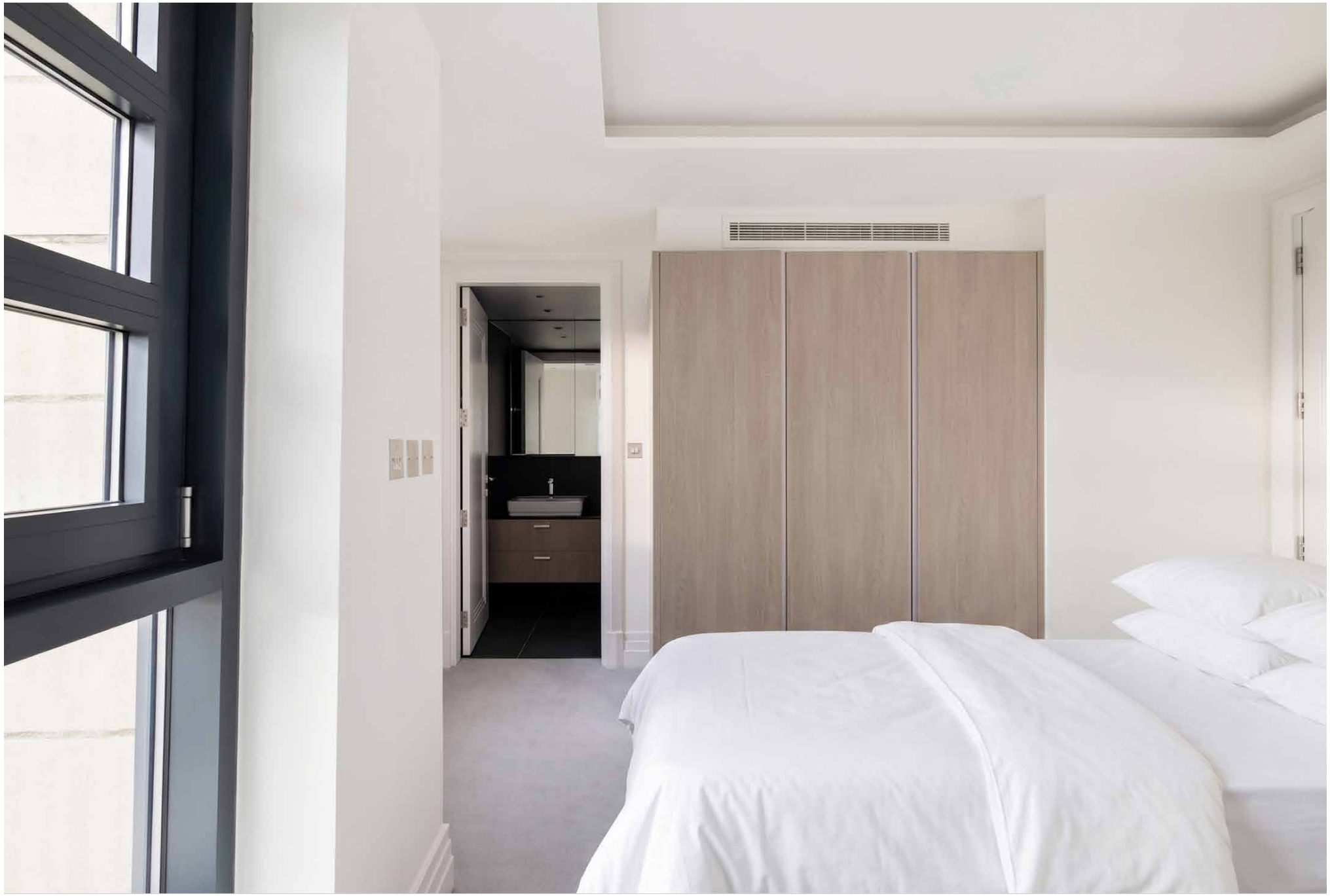
In a sleek new-build development, this two-bedroom apartment is a serene city sanctum – just a few minutes' walk from Hyde Park.

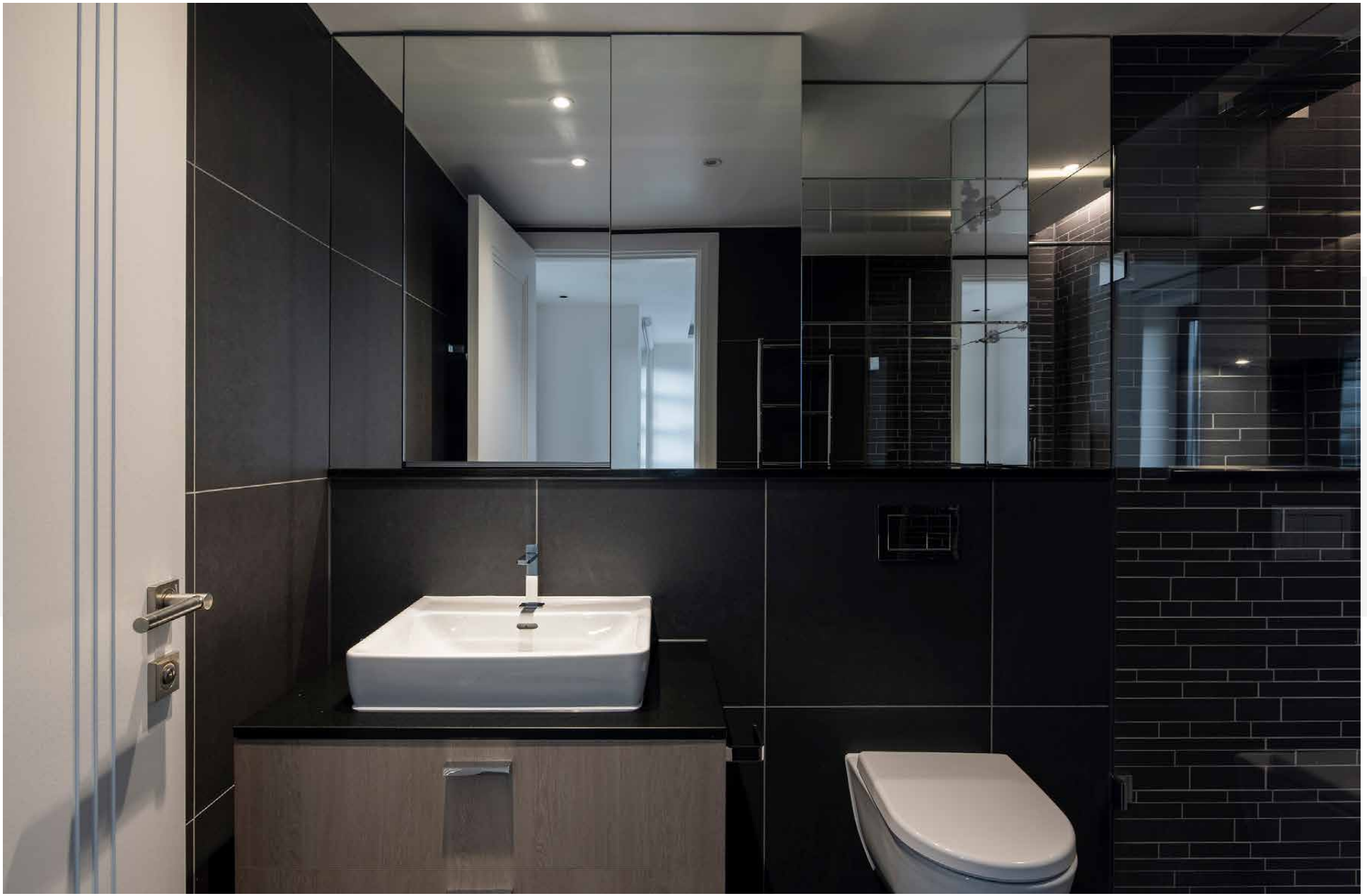
Enter through Crittall doors into this spacious and uplifting home. An open-plan kitchen and reception room paints a minimalist scene with blonde hardwood floors and whitewashed walls. Light floods the spacious plan through glass doors which lead onto a suntrap terrace. The monochromatic kitchen features integrated Miele appliances for a streamlined culinary set-up. With air-conditioning throughout the home, it's a soothing environment year-round.

The principal bedroom features fitted wardrobes and an en suite bathroom with modern fittings. A comfortable guest bedroom features built-in storage, served by a family-sized bathroom. Both bedrooms feature plush carpets and double doors leading to the terrace. Complete with a 24-hour concierge service, underground parking and two lifts, Kensington Garden Square sets a new benchmark for west London living.


Miele





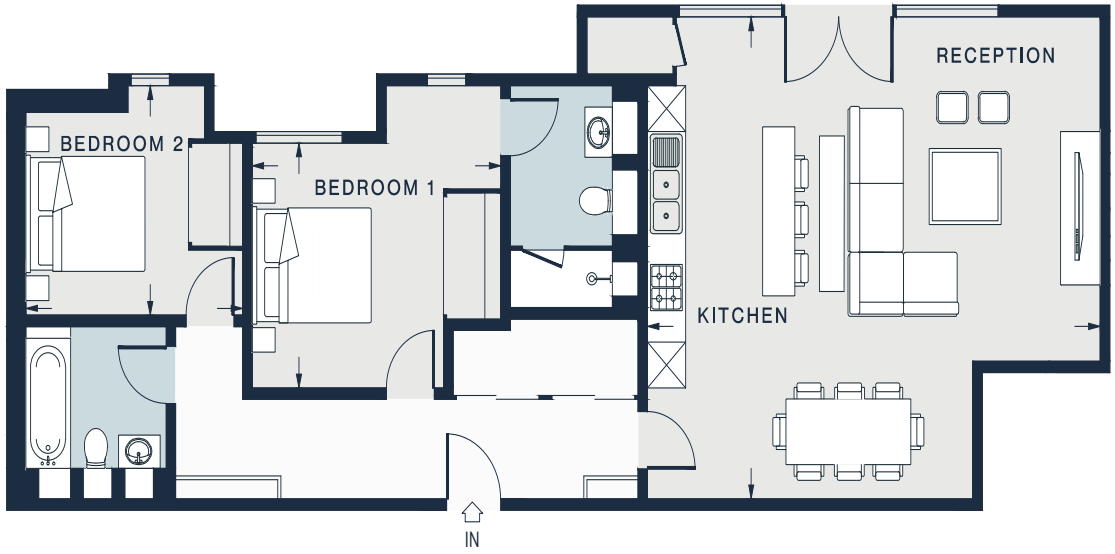







CYCLE
STORE


65
KENSINGTON
GARDENS
SQUARE W2



RECEPTION/ KITCHEN	BEDROOM 1	BEDROOM 2
23'4 x 20'8 (7.1m x 6.3m)	12'10 x 10'6 (3.9m x 3.2m)	11'2 x 9'10 (3.4m x 3.0m)

Approx. Gross Internal Area = 990 sq ft / 92 sq m

Floor plans are for illustrative purposes only and not to scale. Compliant with RICS code of measuring practice.
Furniture layouts are indicative only. This property may be furnished, part-furnished or unfurnished. Please refer to your agent for details.

Property Details

2 bedrooms, 2 bathrooms
Open-plan kitchen and living room
Principal bedroom suite
One further bedroom
Family bathroom
Terrace
Miele Appliances
Two lifts
24/7 porter
Underground parking
Furniture package available at additional cost
7 minute walk to Hyde Park
City of Westminster

Approx 990 sq ft / 92 sq m
EPC = B
Council Tax Band = G
Deposit = £9,276



Location

Moments from the boutiques and eateries that characterise Westbourne Grove, Kensington Gardens Square is ideally located to enjoy Notting Hill's best offerings. Psycle or 1Rebel are on your doorstep for invigorating workouts, followed by lunch at plant-based restaurant, Farmacy. Pick up groceries at Planet Organic before browsing fashion at Sézane or Reformation. A 10-minute walk gets you to Hyde Park. Getting around London is a breeze with Bayswater, Queensway and Royal Oak stations all within 10 minutes.

Bayswater (6 mins)
Royal Oak (9 mins)
Paddington (14 mins)



Who we are

Forward-thinkers in property, design and culture, we're an estate agency that hits refresh.



Domus Nova was born out of a desire to do things differently; to break the traditional agency model and focus on design-led homes in London and Ibiza, all while delivering the highest levels of personal service.

Our story starts in the nineties when we founded Notting Hill's first boutique agency – and we continue to open the doors to the most remarkable spaces, revealing them to our like-minded community.

We want to help you live better – and believe considered design can do that. That's why we remain committed to building on our legacy, in collaboration with BARNES International, an established agency with a market-leading presence in 22 countries.

Uniting our local insight and curated portfolio with BARNES International's expansive reach, we can facilitate the best opportunities in not only London and Ibiza, but also across Europe, the US and further afield – whether that's a château in the South of France, a penthouse in New York, or a chalet in the Swiss Alps.

DOMUS NOVA

Specialising in London
and Ibiza's design-led homes

Let's talk
020 7727 1717
lettings@domusnova.com

The property particulars are a guide not statements. Descriptions, photographs, and plans are for guidance and should be checked by the prospective tenant. The Property is offered "subject to contract and references". No warranties, representations, or Tenancy is given by Domus Nova. Expenses incurred by a prospective tenant will not be reimbursed if the Landlord withdraws prior to the Tenancy Agreement being signed, dated and exchanged and cleared funds received. Furniture and other items shown in a property at viewing may belong to a current tenant. The prospective tenant should verify in writing which fixtures and fittings forms part of the Tenancy. Our full lettings disclaimer together with trading names and our Privacy Policy is shown on our website

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