

DOMUS NOVA



Leinster Gardens W2
£2,750 p/w (Short Let)



Five minutes from Hyde Park, an inventive home occupies a handsome terrace. Entering on the first floor, a high-spec galley kitchen pairs clean-lined cabinetry with integrated Gaggenau appliances. Stone tiles transition to hardwood flooring as the space expands into an open-plan, double-height reception room. Illuminated by pendant lights, a Bulthaup island delineates the room into cooking and living space.

A trio of west-facing French doors stretches towards the high ceiling to cast natural light into the voluminous living area. This space is defined by a plush Swyft sofa and a minimalistic fireplace. Two walls of bespoke cabinetry offer display and storage options. A balcony provides outside space and a perspective on the leafy street below.

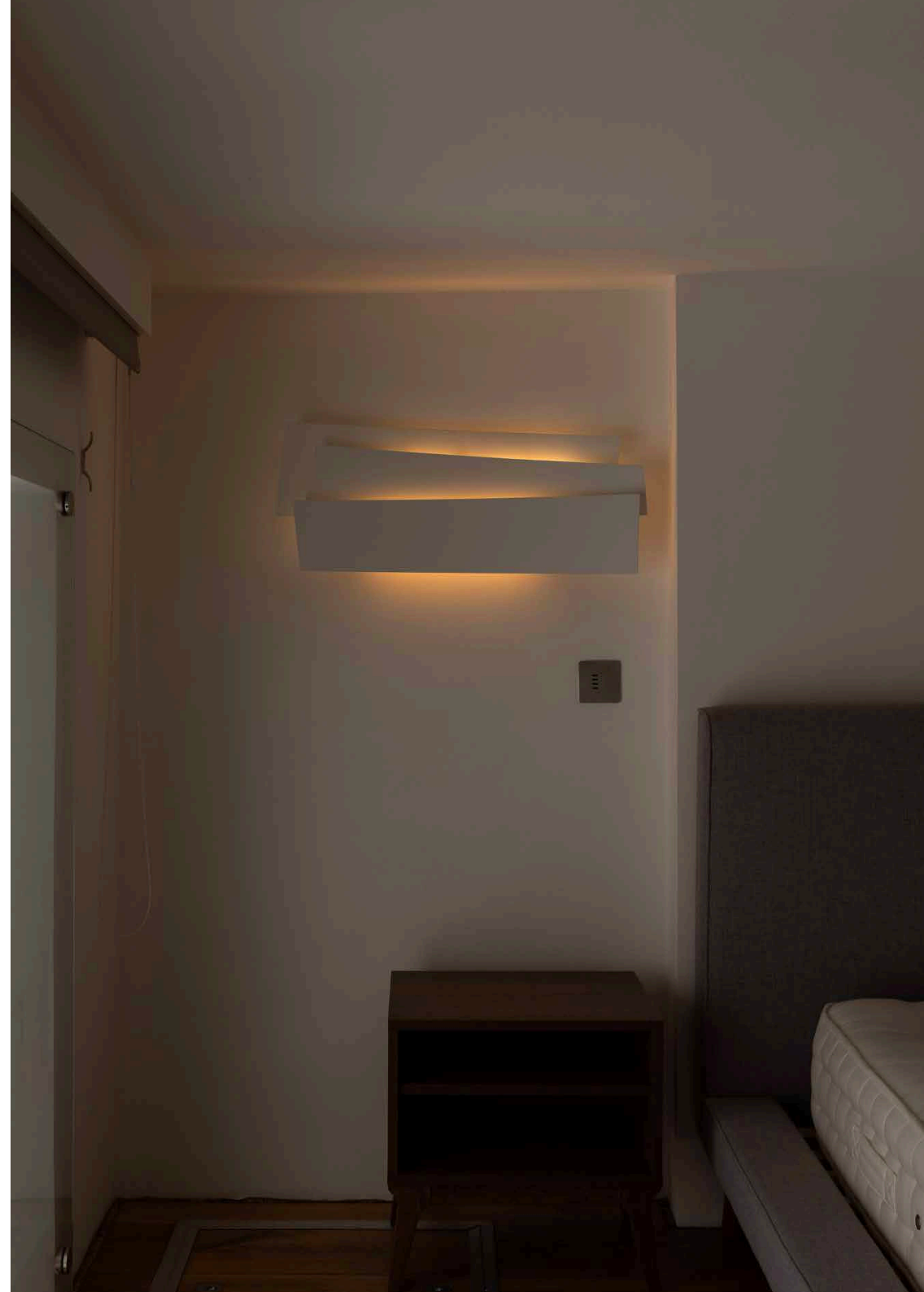
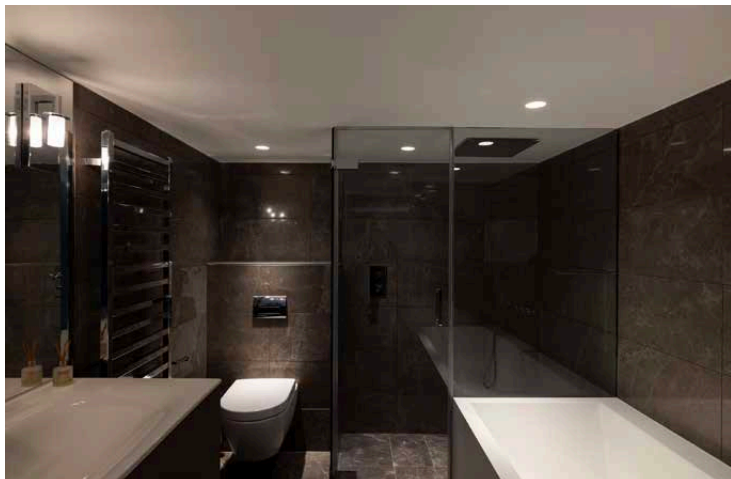




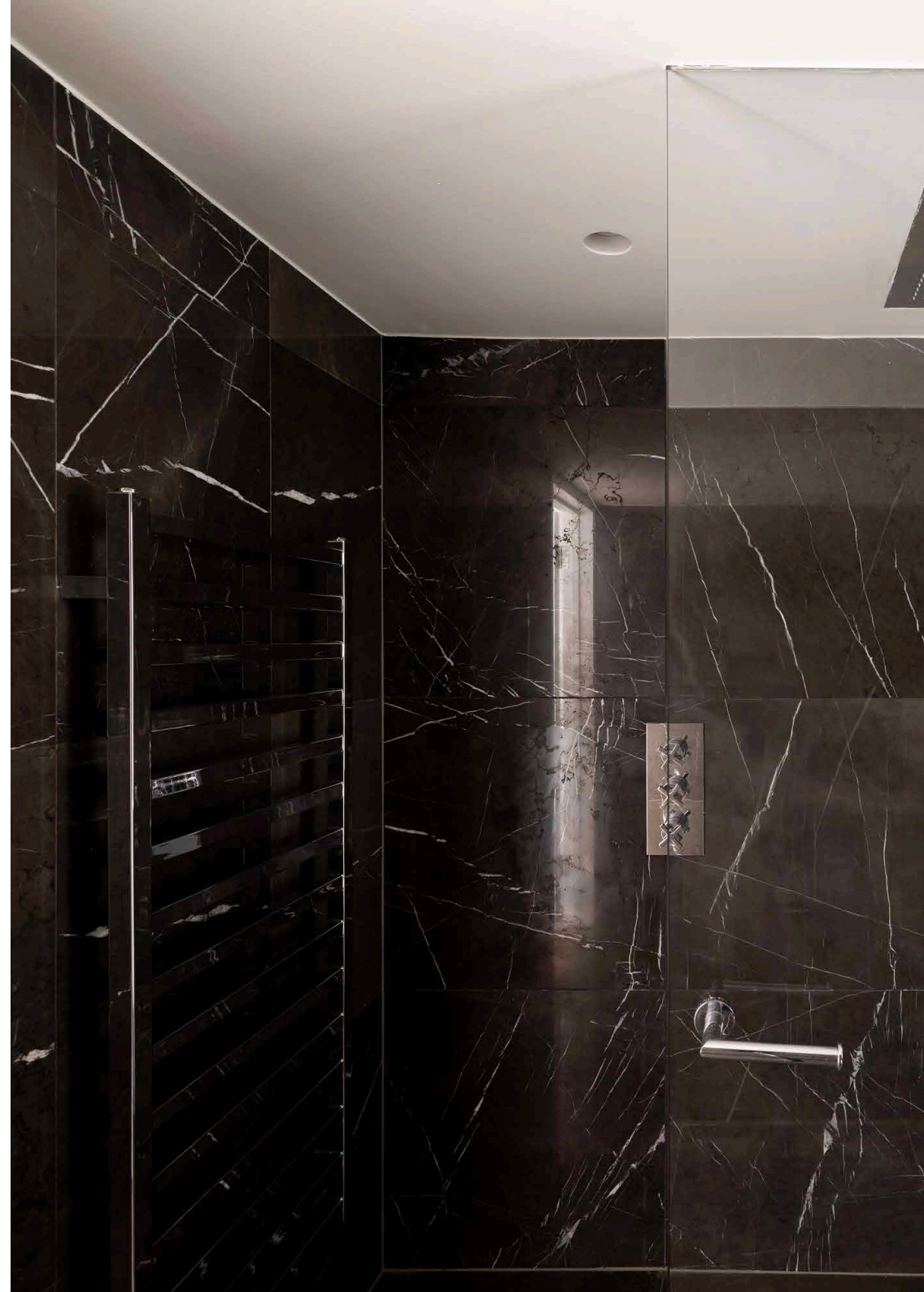




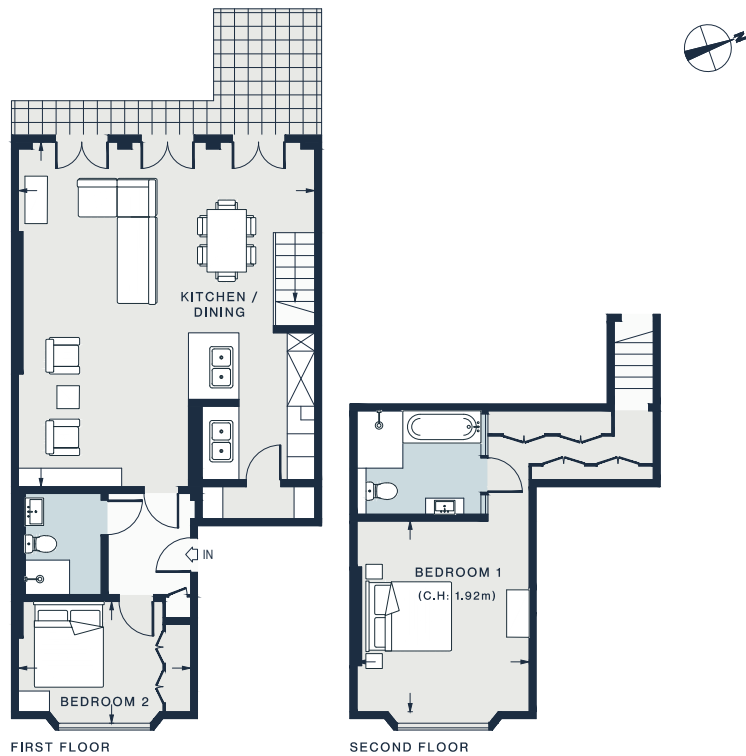




Stairs lead up to the air-conditioned principal bedroom suite. This quiet, rear-facing space combines hardwood flooring and sculptural sconces with a walk-in dressing area. A dark, dramatic bathroom features oversized tiles, a Teuco bath and a walk-in shower. On the first floor, a guest bedroom enjoys neutral tones and integrated storage. This room is served by a distinguished bathroom with a Keuco vanity and an expansive rainfall shower.







FIRST FLOOR

SECOND FLOOR

KITCHEN / DINING ROOM
24'7 x 21'2 (7.5m x 6.4m)

BEDROOM 1
13'7 x 12'4 (4.1m x 3.7m)

BEDROOM 2
12'4 x 8'8 (3.7m x 2.6m)

Approx. Gross Internal Area = 1,076 sq ft / 100.0 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

- Open-plan kitchen, dining and reception room
- Principal bedroom suite with walk-in dressing area
- Guest bedroom with fitted storage
- One further bathroom
- West-facing balcony
- Double-height living space
- Gaggenau appliances including full-sized wine fridge
- Electric towel rails and Villeroy & Boch toilets
- Lighting by Artemide, Flos and Foscarini
- Treehouse flooring with underfloor heating
- Royal Borough of Westminster

Approx. 1,076 sq ft / 100 sq m

EPC = C

Council Tax Band = F

Deposit = £11,000



Location

Moments from the peaceful corners and wide open spaces of Hyde Park, Leinster Gardens is a handsome street featuring standout period architecture. Head to nearby Westbourne Grove and start your day with a croissant from Orée, caffeinate at Beam or brunch at Sunday in Brooklyn or Granger & Co. Be sure to check out local fashion boutiques Sézane and Reformation. Further afield, the world-famous Portobello Road brings together antiques, Victorian pubs and artisanal food. Alternatively, amble north to the waterways of Little Venice and dine on Persian cuisine at Kateh. For travel around the city and beyond, Paddington Station is within a 10-minute walk.

Bayswater (6 mins)

Queensway (8 mins)

Paddington (10 mins)

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