



## **RUSSELL SIMPSON**

Elegant family home to rent  
moments away from Holland Park

HILLSLEIGH ROAD  
KENSINGTON W8

Hillsleigh Road

£2,750 <sub>P/W</sub>

|                |  |                  |                                     |
|----------------|--|------------------|-------------------------------------|
| BEDROOMS<br>5  | INTERNAL<br><br>2,002 <sub>SQ FT</sub><br><br>185 <sub>SQM</sub> | OUTDOOR<br><br>— | FURNISHED STATUS<br><br>Unfurnished |
| BATHROOMS<br>3 |  | EPC<br>C         | COUNCIL TAX<br>RBKC, G              |



## The Property

Beautiful five bedroom house with contemporary interiors on a charming street

Entering the house on the ground floor, the entrance hall opens directly onto a generous reception room. This room occupies the entire floor, consisting of a seating area, a dining area and an open-plan kitchen. The kitchen features a central island with breakfast bar, while the contemporary decoration adds to the sense of light and space throughout.

img 1

Dining Area

img 2

Snug







## Indoor Spaces

The first floor contains three bedrooms, sharing a well-proportioned bathroom with a bath. One of these bedrooms has double French doors opening out onto the terrace. The principal bedroom suite is found on the second floor, communicating directly with an ensuite bathroom and walk-in wardrobe.

The basement includes a bedroom with ensuite bathroom, a utility or laundry room, and a family television room with considerable storage space. The interiors have a stylish neutral colour scheme and are presented in good condition throughout.

img 1

Principal Bedroom

img 2

Principal Bathroom





## The Neighbourhood

The property benefits from a wide first-floor terrace that enjoys the westerly afternoon light.

Hillsleigh Road is a characterful street containing a mix of cottage-like mews houses and larger Victorian villas. From here, the open spaces of Holland Park are a short walk away, while the restaurants and shops of Notting Hill are likewise close. Both underground stations are within walking distance, and the neighbourhood also contains several excellent schools.



Hillsleigh Road,  
W8

**Approx Gross Internal Area**  
2,002 sq ft / 186.00 sq m

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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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## Contact Us

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