



RUSSELL SIMPSON

Superb two-bedroom home moments
from Westbourne Grove

WESTBOURNE PARK VILLAS
NOTTING HILL W2

Westbourne Park Villas

Let

BEDROOMS 2	INTERNAL 596 SQ FT 55 SQM	OUTDOOR 18 SQ FT	FURNISHED STATUS Unfurnished
BATHROOMS 1		EPC C	COUNCIL TAX Westminster City, E

The Property





Indoor Spaces

Entering the apartment, the reception room offers a well-proportioned, light-filled space set beneath a moulded cornice, with an ornate stone fireplace forming a striking central feature and an arched mirror mounted above the mantel. Adds to the sense of scale within the room. The kitchen sits adjacent, fitted with light-toned cabinetry and stone worktops.





The Bedrooms

Beyond, bedroom one is a generously proportioned double, decorated in a contemporary style with large windows dressed in sheer curtains that fill the space with light and frame views over greenery beyond. Bedroom two is similarly well-proportioned, with a window fitted with white shutters and direct access onto the balcony.

The bathroom is finished with white metro tiles laid in a classic brick pattern, complemented by wood panelling to the bath and WC surrounds. A glass screen partially encloses the bath, and a window above allows natural light into the room. A mirrored cabinet provides additional storage above the wash basin.





The Neighbourhood

Westbourne Park Villas is an attractive residential street in the heart of Bayswater, moments from Royal Oak Underground station, offering easy access via the Circle and Hammersmith & City lines. Westbourne Grove and Queensway are within easy reach, home to an excellent selection of restaurants, cafés and independent shops, while the open spaces of Hyde Park and Kensington Gardens are a short walk away. The area is further complemented by the boutiques and market stalls of Portobello Road and Notting Hill, both within easy reach.

Westbourne Park Villas, W₂

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Approximate Internal Area

596 sq ft/ 55 sq m

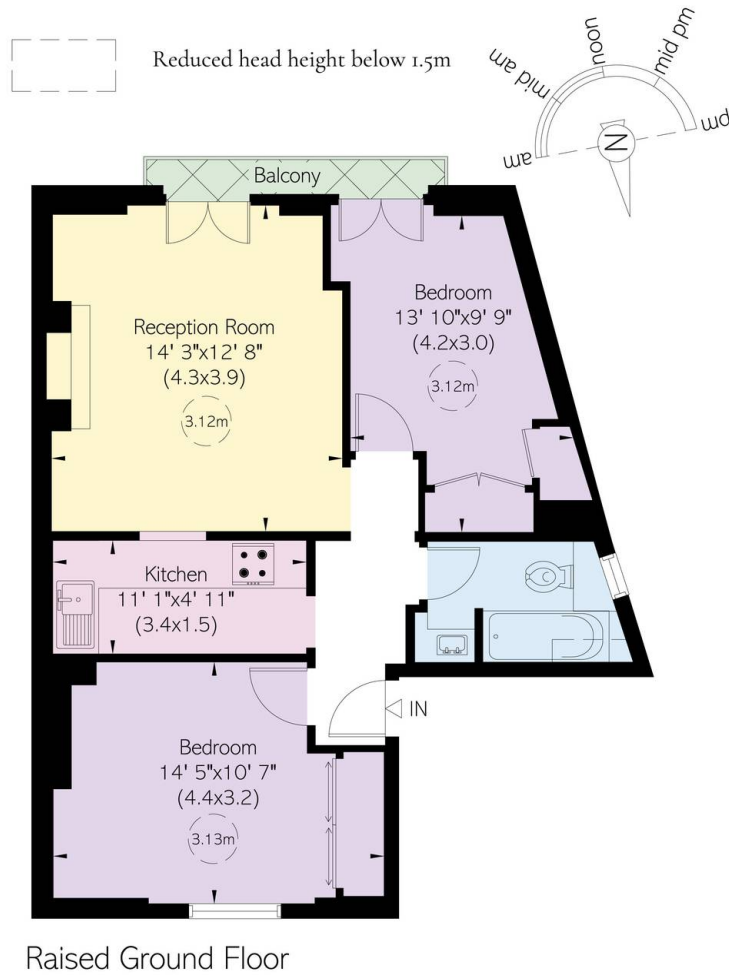
Including limited use area

3 sq ft/ 0.2 sq m

Outside Area

19 sq ft/ 2 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.



**RUSSELL
SIMPSON**

Contact Us

+44 (0) 20 3761 9691

13 Kensington Square
London
W8 5HD

kensington@russellsimpson.co.uk

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