

Hollandgreen  
Place  
Kensington  
W8

An exceptional four bedroom  
apartment in one of Kensington's  
finest new developments



This spectacular four-bedroom apartment offers in excess of 4,400 sq ft of superb lateral living space. This is a stand-out property for families and those who seek wonderful entertaining space.

Holland Green delivers an impressive lifestyle, provided by 24-hour security and concierge service, spa, a 20-metre heated swimming pool and steam room. The entertainment area also boasts a cinema, a private function room, a golf simulator and a children's playroom. In addition, the apartment further benefits from one underground parking space and a storage room.

Holland Green is situated just off High Street Kensington set back from the main road. The development offers excellent facilities including many shops and good local restaurants. Local transport links include High Street Kensington Station for the circle and district lines.







Excellently arranged throughout, the accommodation comprises an impressive open-plan kitchen with Gaggenau appliances and a large dining and reception room with impressive floor-to-ceiling windows, offering an abundance of natural light throughout. The reception room further enjoys direct access onto a lovely large terrace with views over Holland Park.

The formal drawing room also has access to a smaller terrace, floor-to-ceiling windows and views of the world-renowned design museum







The principal bedroom suite enjoys a wonderful dressing room/study and a luxurious bathroom. The three further double bedrooms all benefit from opulent en-suite bathrooms.





**Tenure**  
Leasehold 988 years remaining

**Price**  
OIEO £13,500,000

**Ground Rent**  
£4,000 per annum reviewed annually

**Service Charge**  
£92,852 per annum reviewed annually

**Local Authority**  
The Royal Borough of Kensington & Chelsea

**Council Tax**  
Band H

**EPC**  
Rating B

**Approximate Internal Area**  
4,263 sq ft / 396 sq m

**Excluding Basement Storage**  
129 sq ft / 12 sq m

**Outside Area**  
309 sq ft / 29 sq m

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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## Your partners in property



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**Particulars dated September 2023. Photographs and videos dated September 2023.**

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