



RAINSBOROUGH SQUARE,
LONDON, SW6

GRANT J BATES
— PROPERTY —



Rainsborough Square – Interior designed family home

GJB

Rainsborough Square, London, SW6

Freehold

- Four-Five Bedrooms
- Bespoke Staircase
- Poggenpohl Kitchen
- Stone Worktops
- Miele Appliances
- John Cullen Lighting
- Walk-In Wardrobe
- Limewash Walls
- Crestron Control
- Landscaped Terraces
- Two Parking Spaces and EV Charger Installed
- Air Conditioning

Grant J Bates

Director

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Description

Set within Fulham's most exclusive private garden square, this interior-designed four to five-bedroom townhouse offers nearly 3,000 sq ft of refined living, complemented by secure drive-in garage parking and a full concierge service.

The house has been completely reimaged, with every element considered for comfort and style. A striking bespoke staircase anchors the home, setting the tone for a design-led interior defined by craftsmanship, materiality, and flow. John Cullen lighting, engineered wooden floors, and limewash walls create a soft, elegant backdrop, while underfloor heating, air conditioning, integrated sound, and Crestron home control bring modern convenience throughout.

At its heart lies a Poggenpohl kitchen with stone worktops, Miele appliances, and a seamless connection to the dining space and garden. Multiple terraces and landscaped outdoor areas extend the home's entertaining possibilities. Bathrooms are finished with Mandarin Stone marble and Domus tiles, enhanced by Gessi brassware and Porta Romana lighting, creating a spa-like ambience.

The principal suite is a serene retreat, featuring a bespoke walk-in wardrobe, privacy blinds, and a luxurious en-suite. The upper floors provide generous family bedrooms and a flexible study or fifth bedroom, while the top floor is arranged as a private guest suite.

Every aspect has been carefully tailored—from the refined joinery to the discreet lighting—to create a home of rare quality. Practicality is equally assured, with secure garage parking, ample storage, and concierge support.

Situation

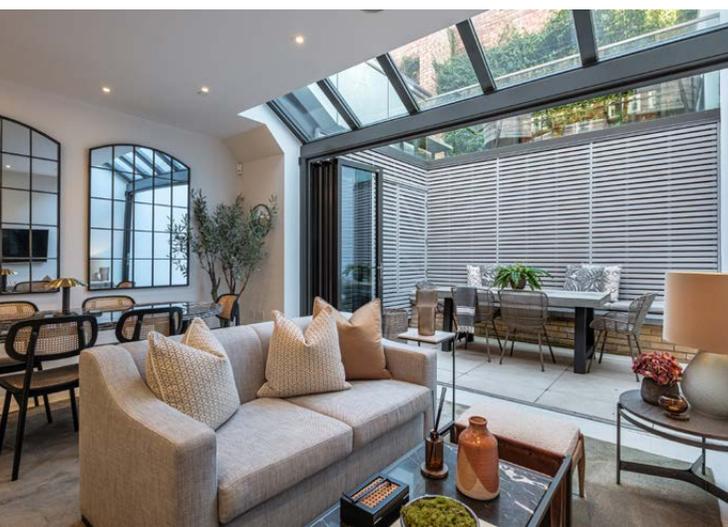
Rainsborough Square is a rare gated enclave in the heart of Fulham, moments from Parsons Green, the Thames Path, and leafy Eel Brook Common. Independent cafés, boutiques, and renowned schools are close at hand, while excellent transport links provide swift access into Chelsea, Knightsbridge, and Central London.

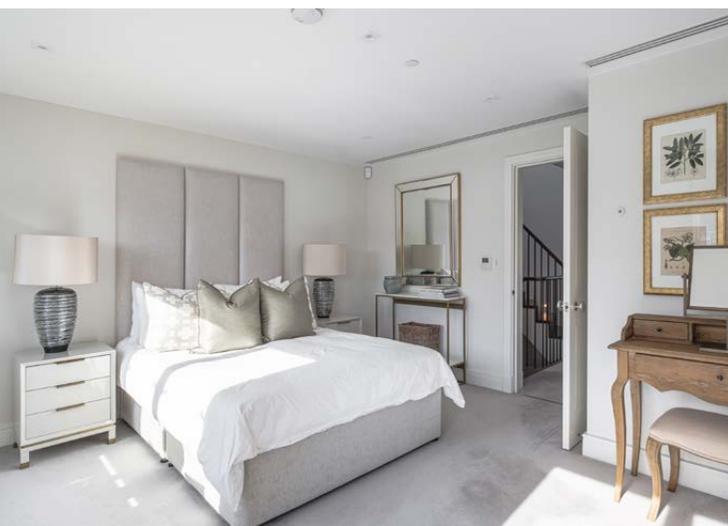
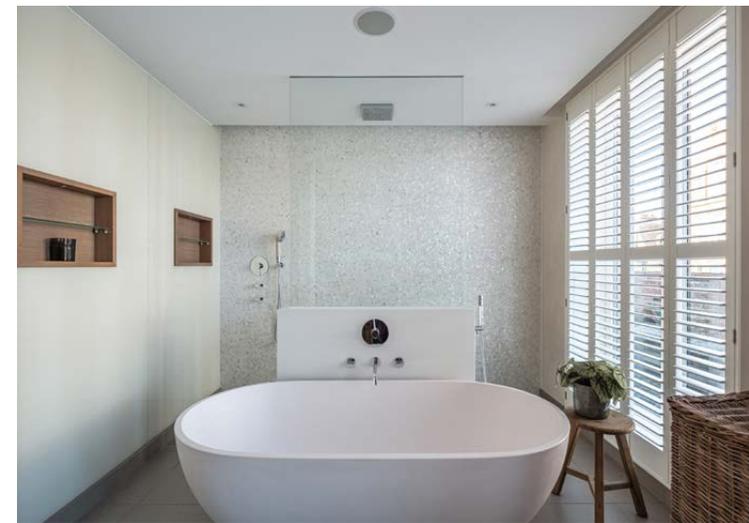
Additional Information

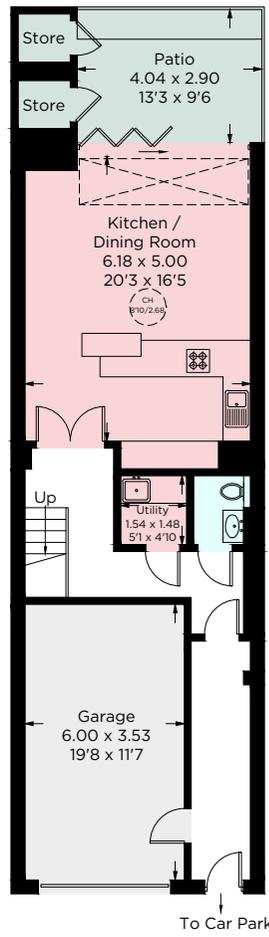
EPC: Band B

Council Tax: Band H

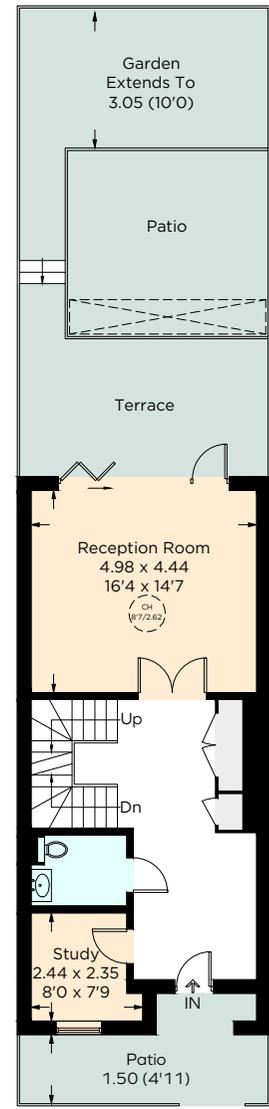
Local Authority: Hammersmith & Fulham



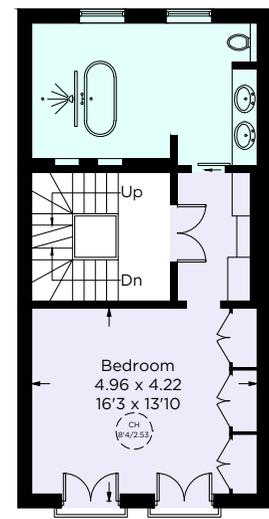




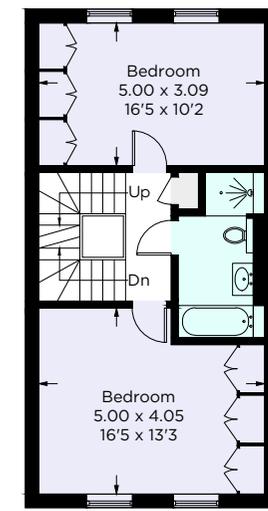
Lower Ground Floor



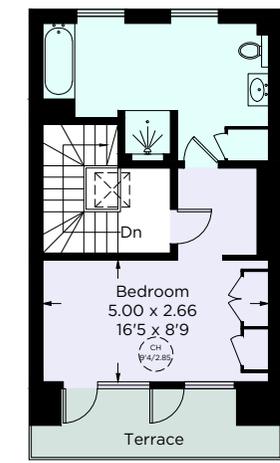
Ground Floor



First Floor



Second Floor



Third Floor

Rainsborough Square

Approximate Gross Internal Area = 275.9 sq m / 2970 sq ft (Including Garage / Excluding Store)

Approximate Gross External Area = 66.4 sq m / 715 sq ft

Important Notice: These sales particulars are prepared as a general guide only. We have not carried out a survey or tested appliances/fittings etc. Measurements are estimated and rounded, they are taken between the internal wall surfaces and therefore included cupboards and other joinery. The details should not be relied upon for carpets, floor coverings, fixtures, fittings, furnishings et al. All fixtures, fittings, furnishings, kitchen appliances, whether fitted or not, are deemed removable by the vendor unless otherwise stated or agreed specifically as part of any eventual sale.