



KENSINGTON GARDENS SQUARE

*Notting Hill W2 4BA*

£900,000

2 Bed | 2 Bath | 775.00 sq ft

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# *A Landmark Residence on Westbourne Grove*

A superb, contemporary two-bedroom apartment with secure parking, set within a prestigious private development benefiting from a porter, on-site gym, and swimming pool.

Situated on the first floor and quietly positioned to the rear of the building, the property offers a generous reception room with an open-plan kitchen, ideal for modern living and entertaining. The principal bedroom is well-proportioned with extensive built-in storage and a slate-tiled en-suite shower room. A second double bedroom and a separate family bathroom complete the accommodation.

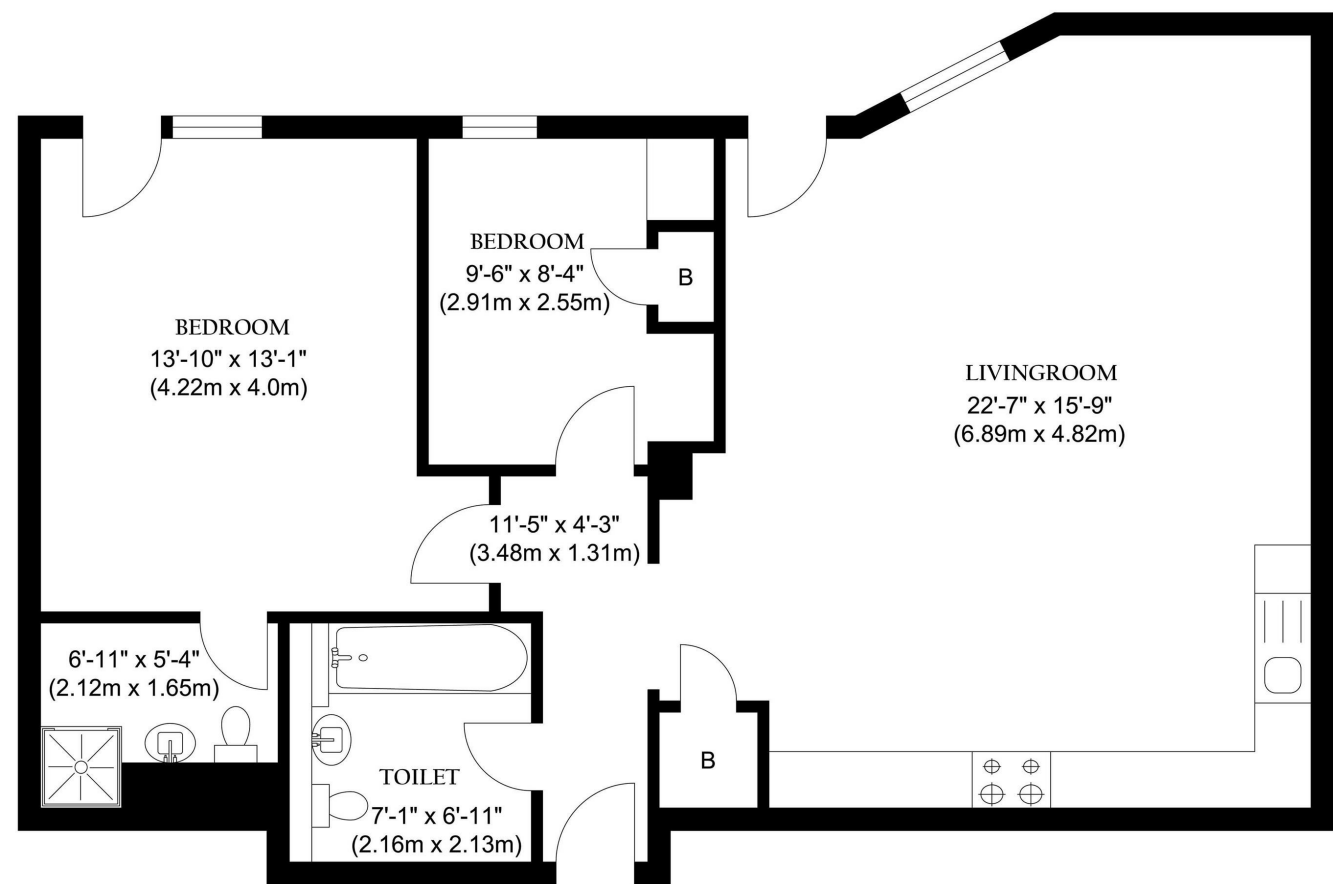
A standout feature is the impressive south-facing terrace, accessible from both the reception room and principal bedroom, providing excellent natural light and a rare sense of outdoor space.

Kensington Garden Square is superbly located within easy reach of the boutiques, restaurants, and cafés of Westbourne Grove, Notting Hill, and Queensway, and is a short walk from Hyde Park. Transport links are excellent, with Bayswater (District and Circle lines) nearby, along with numerous bus routes.



## TOTAL APPROX FLOOR AREA 774.78 SQ. FT. (AREA 71.98 SQ. M)

whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

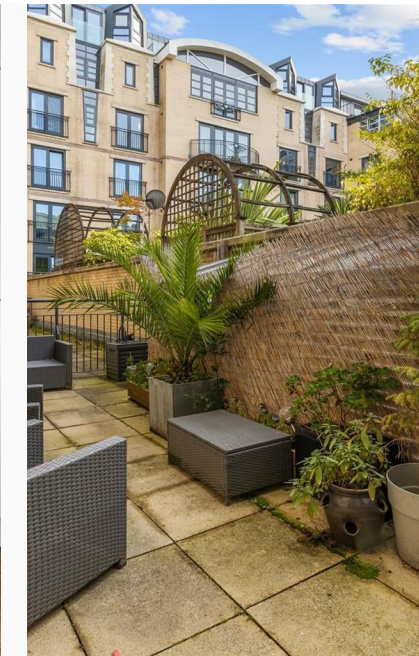


Approximate Floor Area  
774.78 sq. ft.  
(71.98 sq. m)

internal area.  
Not to scale.

## KEY FEATURES

- 2 bedrooms
- 2 bathrooms
- South-Facing Terrace
- Concierge
- Gymnasium
- Swimming Pool & Golf Simulator
- Contemporary finish






EPC Rating: | Council Tax Band: G

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