



**WESTBOURNE TERRACE MEWS, LONDON, W2**  
**£1,850 PER WEEK (£8,016.66 PCM) UNFURNISHED**

**A RARE OPPORTUNITY TO RENT THIS BEAUTIFUL AND NEWLY  
 DEVELOPED FOUR BEDROOM HOUSE ARRANGED OVER THREE FLOORS  
 QUIETLY POSITIONED DOWN THIS SECLUDED PRIVATE MEWS.**

**Notting Hill Lettings | 0207 727 3227 | nottinghill@winkworth.co.uk**

Tenant Fees Apply: Details of fees for tenant referencing, tenancy agreement admin fees and renewal fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with these upfront fees and other costs that are involved at the outset of the tenancy before making an offer to rent and your local Winkworth office will provide written details upon request.

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## DESCRIPTION:

This beautiful newly developed property comprises own entrance on a private mews, stunning open plan kitchen with American style fridge-freezer and living room with exposed brickwork, underfloor heating, gas fire place, separate WC and door out to a small decked patio area. The first floor comprises three bedrooms and a large family bathroom. The master bedroom suite located on the top floor comprises a large bedroom, walk-in wardrobe and ensuite shower room with double vanity and waterfall shower. The top floor further comprises large open plan media area and a small study. The property has been cleverly designed throughout to optimise the natural light and high ceilings with a combination of glass and wood floors resulting in a really beautiful bright and airy home. Parking and visitor parking is available in the mews, whilst electric cars can be parked immediately outside the house to facilitate charging. Viewings are highly recommended.

## Utilities:

Electricity – Mains

Water – Mains

Sewerage – Mains

Heating – Gas

Broadband <https://checker.ofcom.org.uk/en-gb/broadband-coverage>

Mobile Coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

## LOCATION:

Westbourne Terrace Mews Is a very quiet private Mews running West of Westbourne Terrace and South of Bishops Bridge Road perfectly positioned for Paddington Station (Heathrow Express and the 'new' Elizabeth Line), Lancaster Gate and Queensway as well as Hyde Park.

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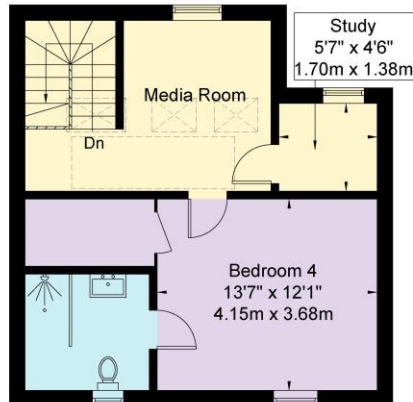


# Westbourne Terrace Mews W2 6QG

Approx Gross Internal Area = 140.7 sq m / 1514 sq ft



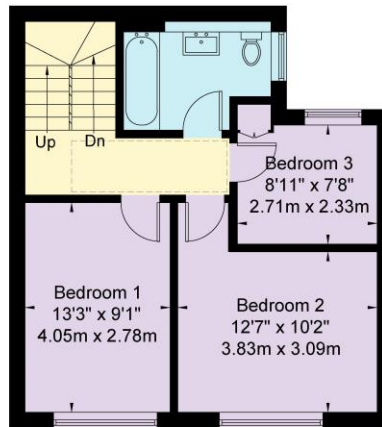
 = Reduced headroom below 1.5m / 5'0"



Second Floor



Ground Floor



First Floor

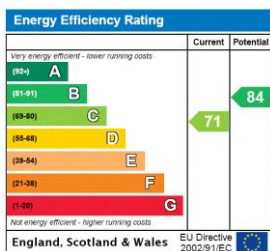
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Copyright **BLEU PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



**Deposit:** £11,100

**Holding Deposit:** £1,850

**Council Tax Band:** G (Westminster)

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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