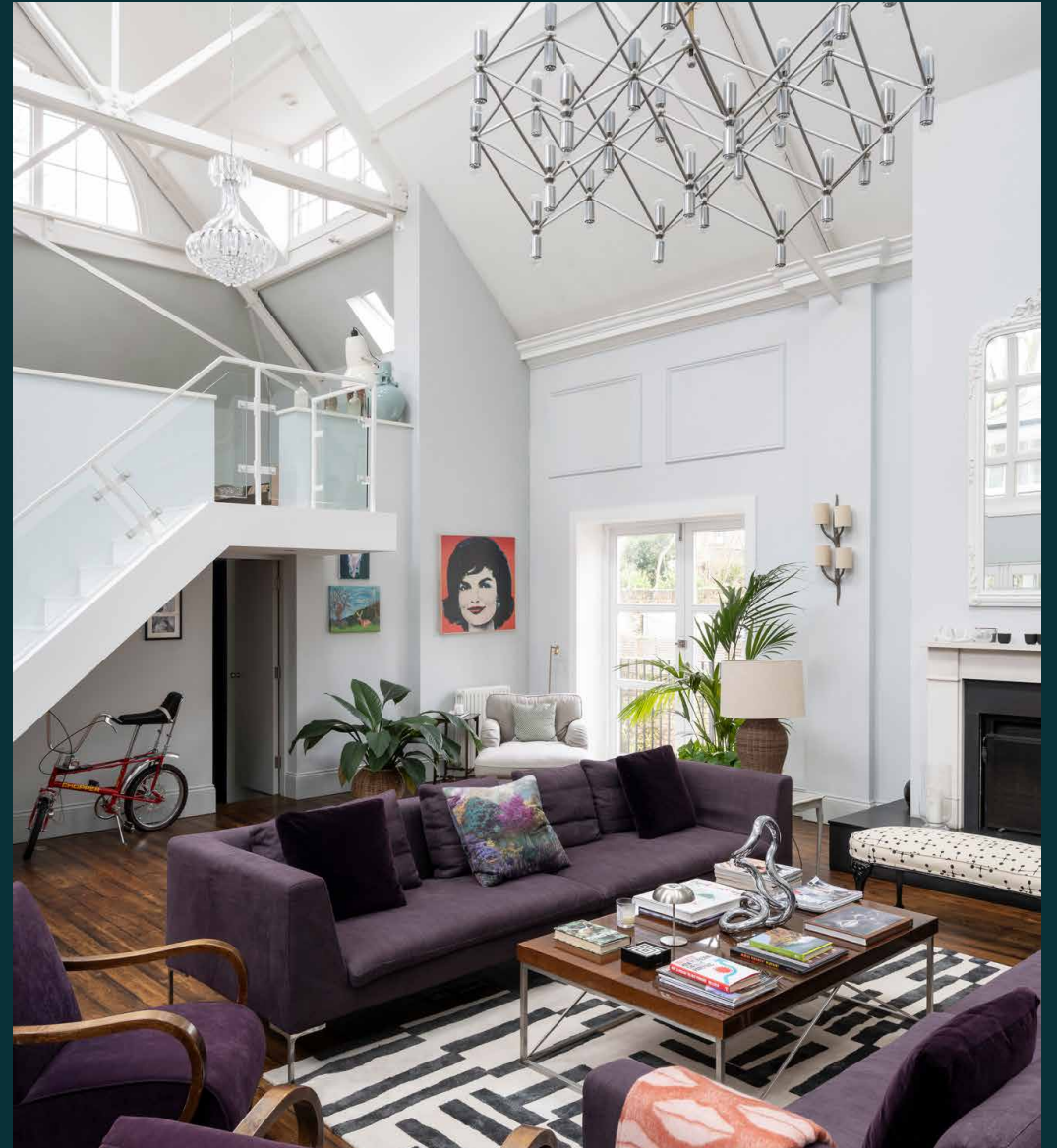


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Avondale Atelier

HOLLAND PARK

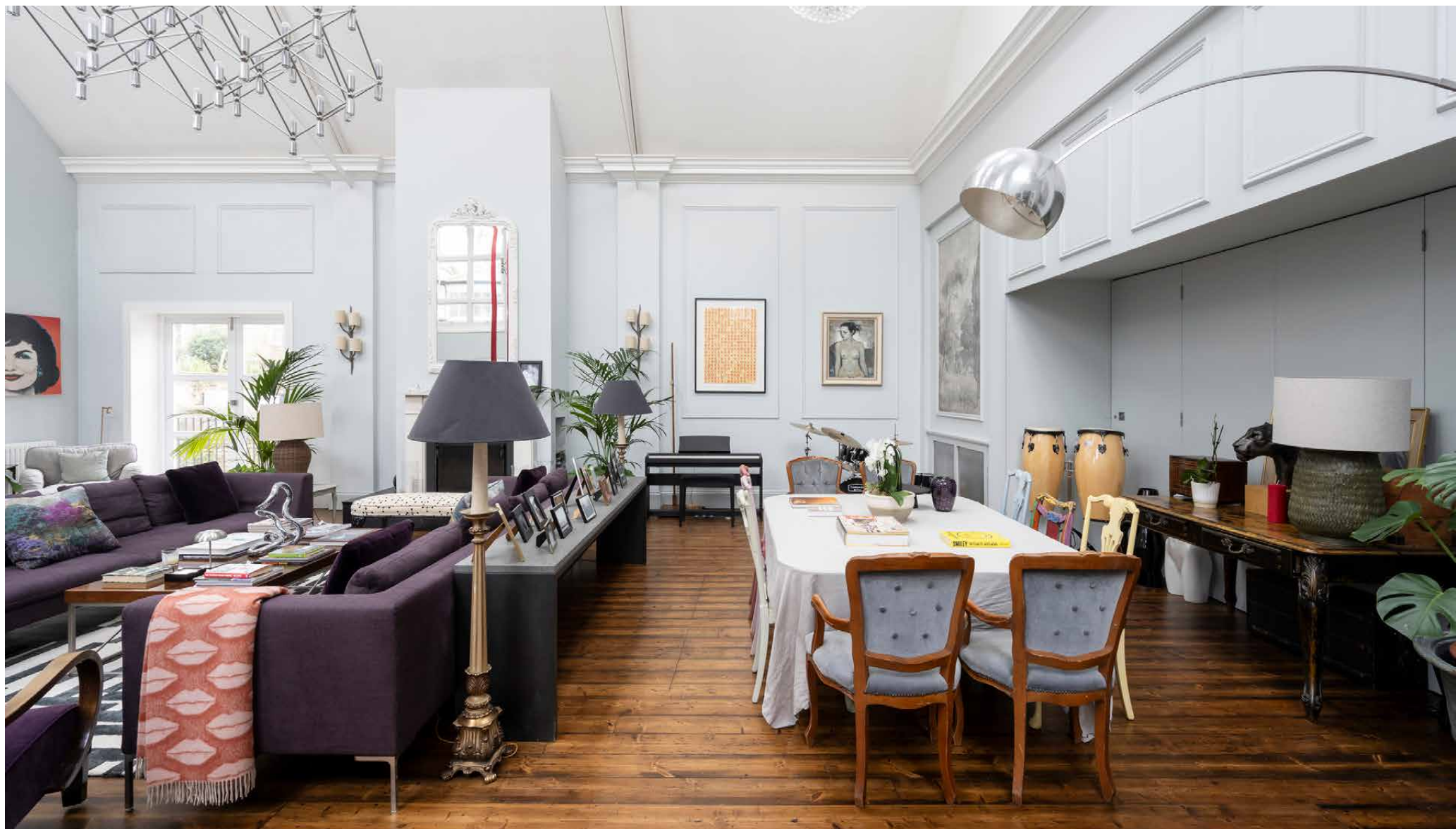
7 Bedrooms, 6 Bathrooms
For 14 guests





Bold character and boundless versatility. This striking holiday house to rent in Holland Park evokes a convivial feel.

Playful design meets architectural drama at this six-bedroom Holland Park house. Once a church hall, now a thoughtfully reimagined family sanctuary, it offers a grand backdrop for convivial city get-togethers.





The living spaces

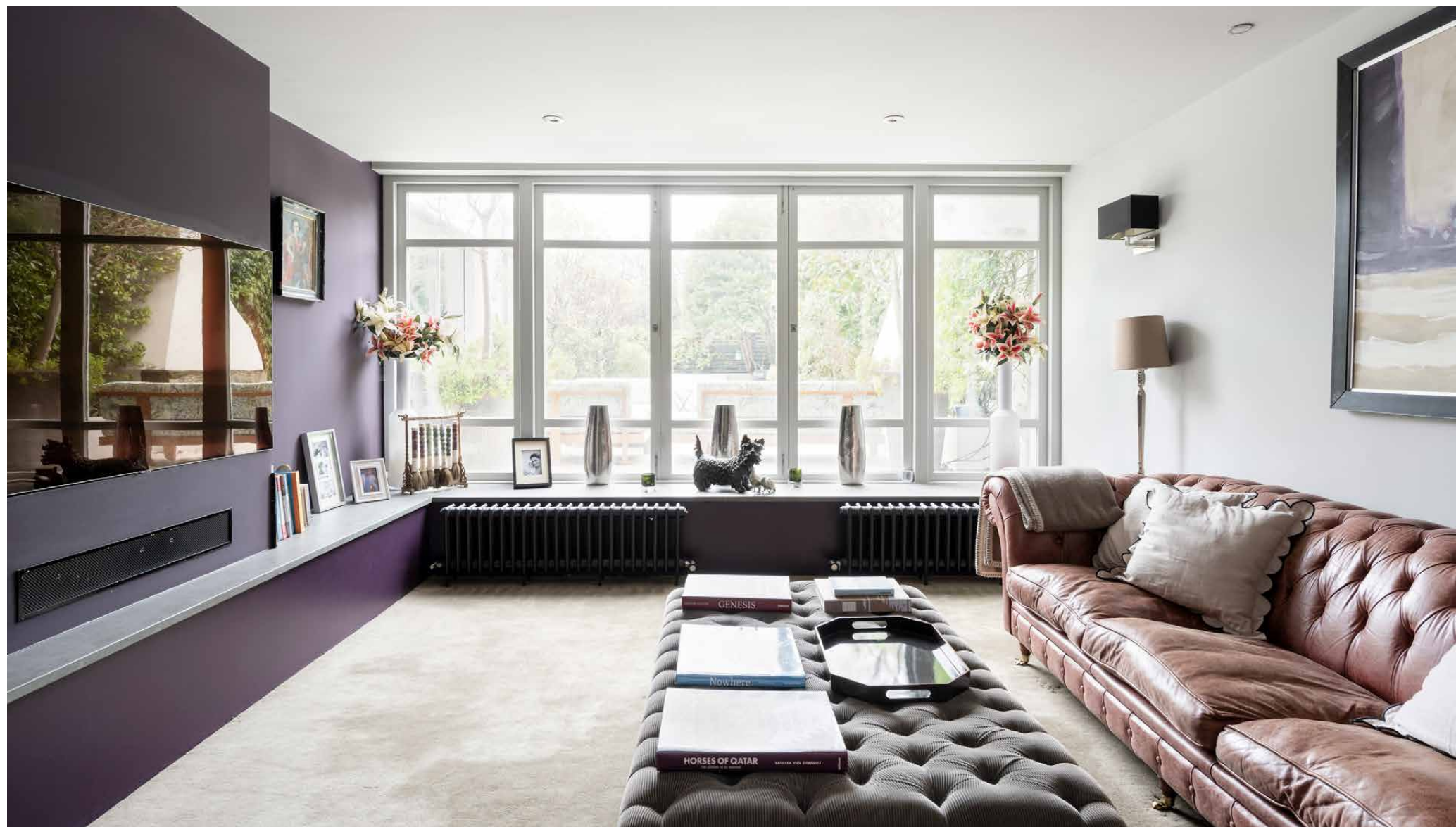
Inside, a palatial reception room serves as a striking reminder of the building's origins. A vaulted ceiling instantly impresses in height; skylights work to enhance the airy feel. Muted tones form a calming canvas, while vibrant details – jewel-toned sofas and bold pop-art prints – steal the spotlight. With allocated areas for both dinner parties and intimate evenings, this versatile space is the beating heart of the home. Overlooking it all, a mezzanine study floats above, offering a quiet retreat for work or contemplation.

A trio of double glass doors draw back to the bespoke kitchen and dining space: a curated setting to socialise. Pendant lights make a feature of dining at the breakfast bar, while a table by the door offers a sunny spot for morning coffees. Draw back glazing to the thoughtfully divided landscaped garden.









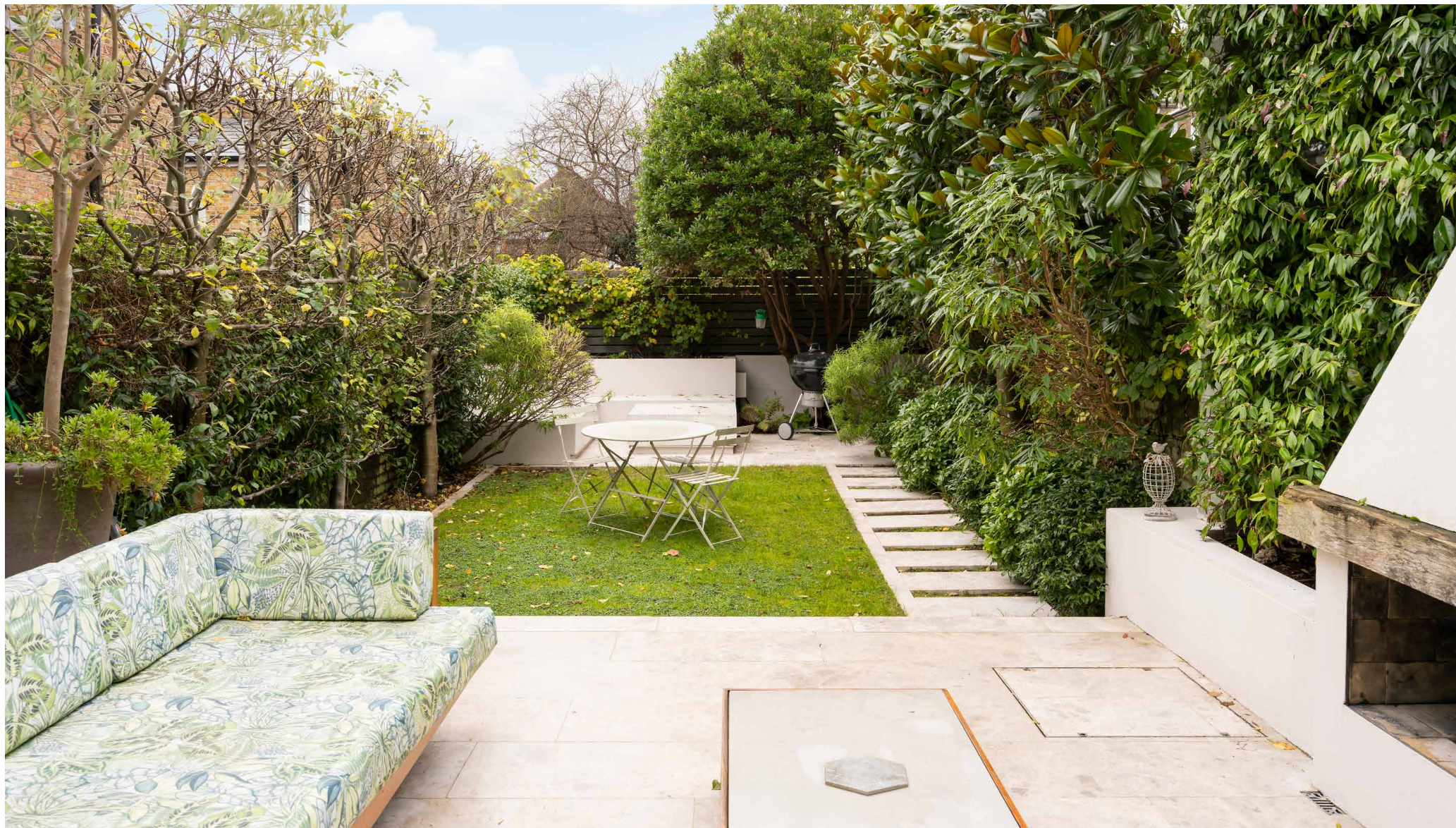




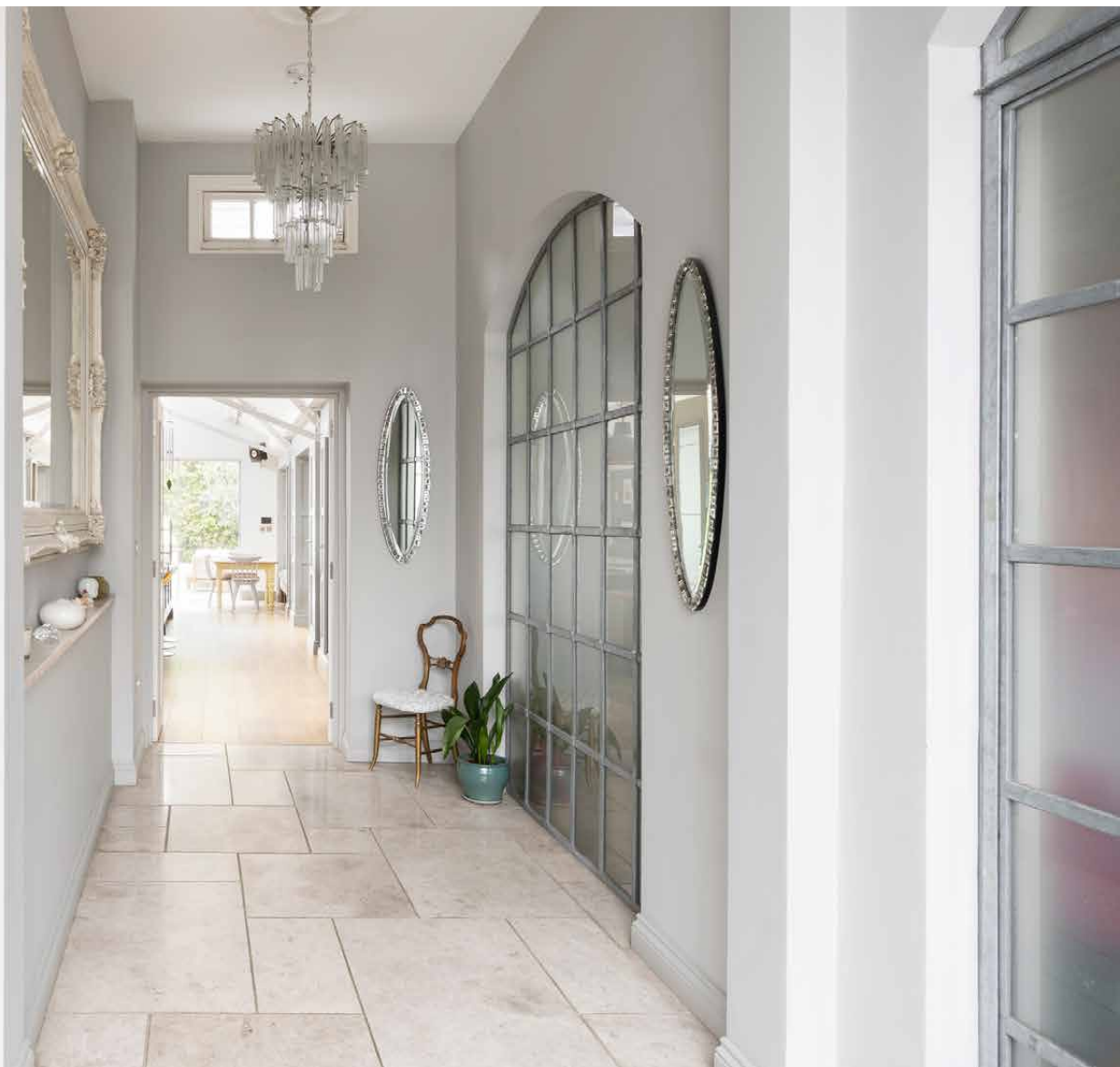
Outdoor space

Sun-trap spots are in plentiful supply here. From the kitchen, doors draw back to a thoughtfully landscaped, south-facing garden. One side hosts a patio with a chimenea, while steps lead past a lawn to built-in bench seating. A second garden can be accessed from the drawing room or the home's self-contained annex.







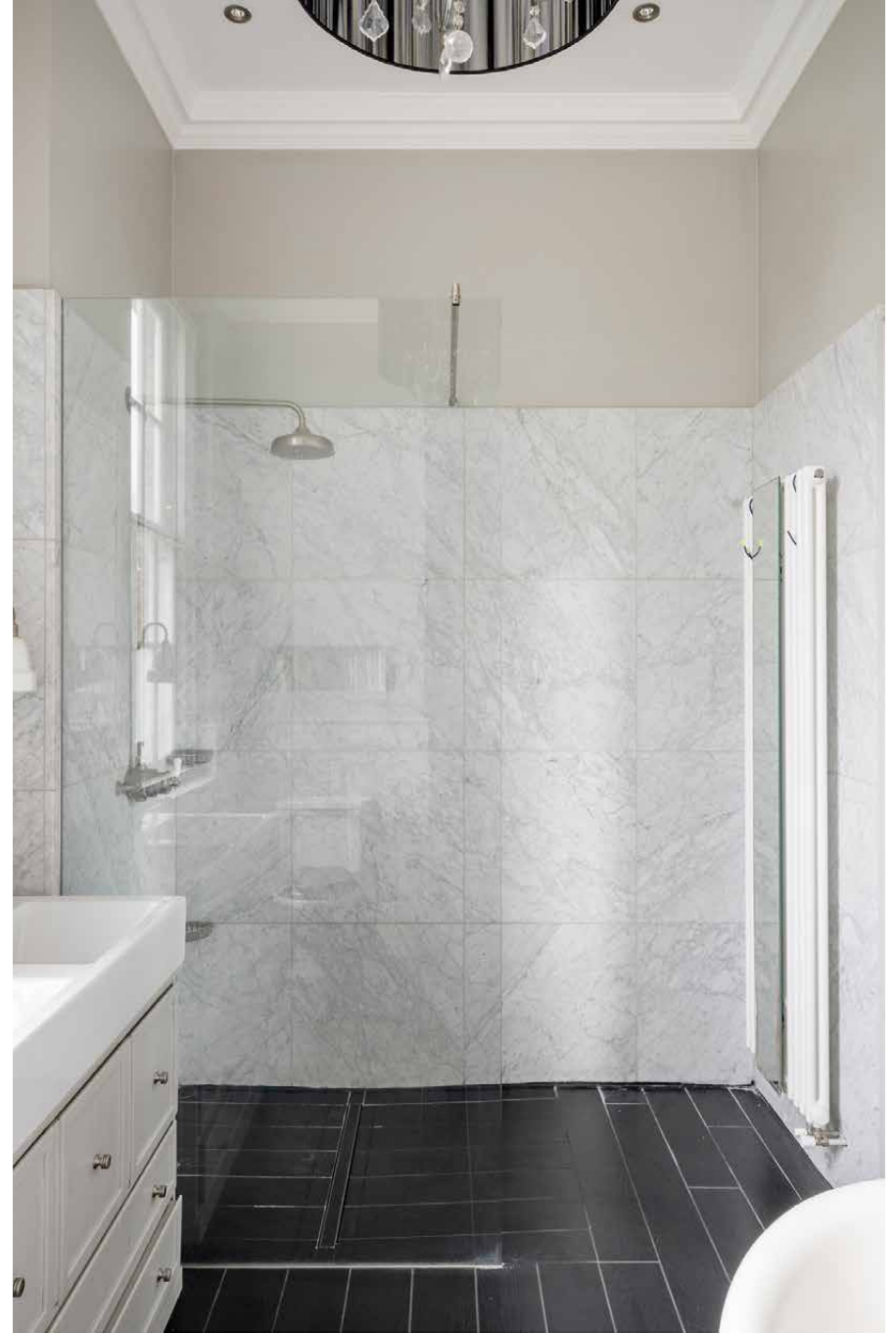




Bedrooms & bathrooms

Upstairs, serenity takes centre stage in the principal bedroom suite. Sash windows bathe regal details in natural light, while three dedicated dressing rooms provide ample space for curated collections. In the en suite bathroom, a roll-top bathtub invites indulgent soaks. A guest bedroom suite sits on the ground floor, while three further bedrooms can be found at the top of the home.

Perfect for larger families or hosting guests, a self-contained annex offers two further bedrooms, a sleek kitchen, and a light-filled reception room that opens onto an additional garden.









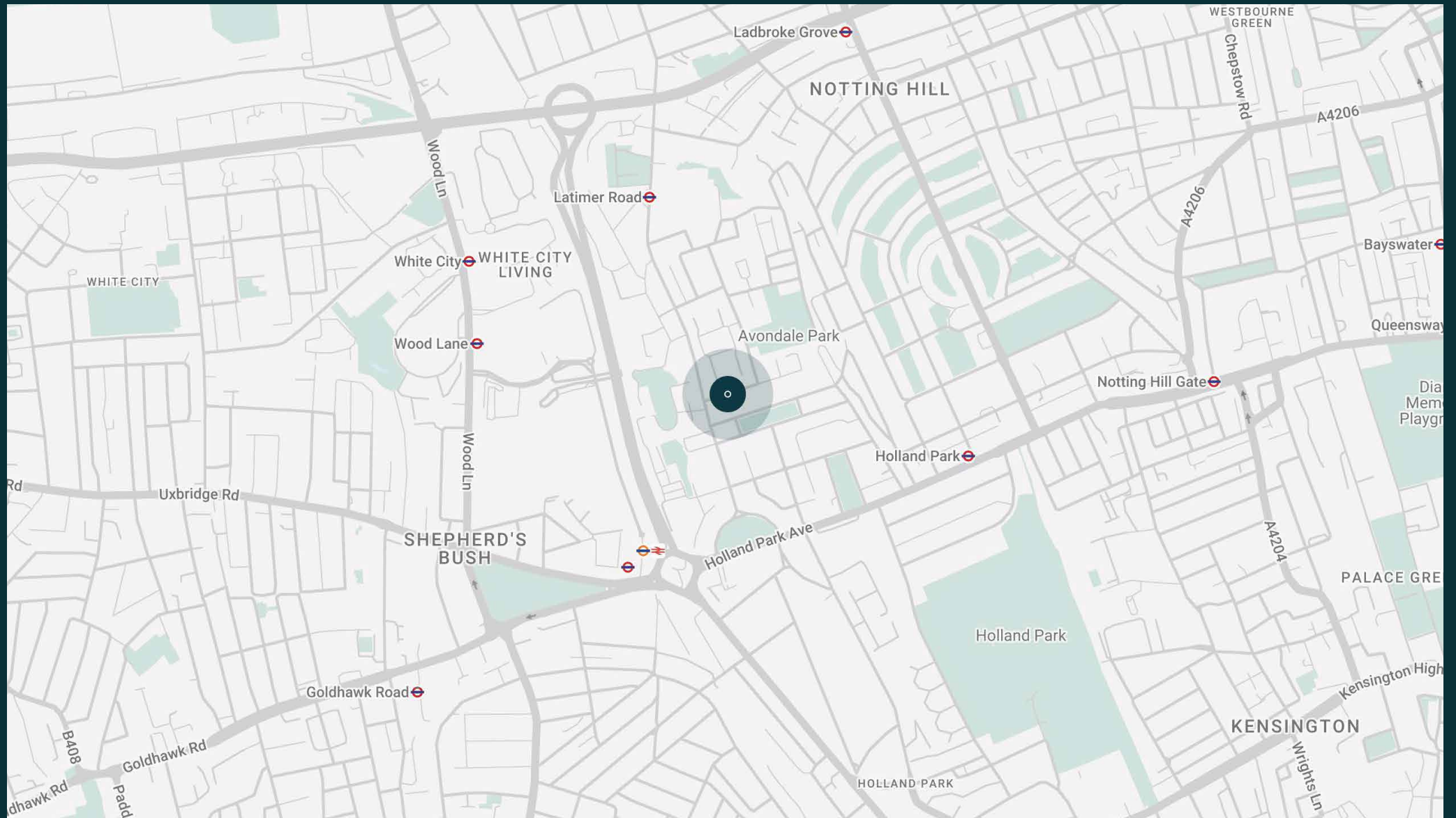


The neighbourhood

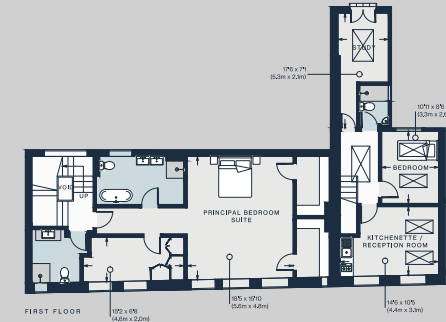
A peaceful retreat from the city, and a springboard to its sophisticated surroundings.

Wander down to Holland Park Ave to grab sweet treats at Buns From Home, then head to Kyoto Garden – a tranquil Japanese garden with a pond and waterfall. Take a break from strolling in Belvedere Restaurant. Westfield London or High Street Kensington are best for retail therapy, or stock up shelves at Bens Grocers. On weekends, explore stalls and vintage treasure at Portobello Market or catch a film at the Electric Cinema.





- Open-plan kitchen and dining room
- Principal bedroom with dressing room
- Three bathrooms
- Two further bathrooms
- One washroom
- Home office
- Utility room
- Patio garden
- Balcony
- City of Westminster



Approx. Gross Internal Area = 5,506 sq ft / 511.6 sq m
Basement = 489 sq ft / 45.4 sq m
Mezzanine = 380 sq ft / 35.3 sq m
Total = 6,375 sq ft / 592.3 sq m

Floor plans are for illustrative purposes only and not to scale. Compliant with RICS code of measuring practice.

Guest & concierge services

Our concierge team are here to help guests settle in, seamlessly. Centre court tickets to Wimbledon, Premier League seats with the best views, Savile Row tailors on standby, or a private chef to cater to individual tastes – we aim to elevate every stay.

From the moment of booking with us, each guest has a single point of contact to finesse the details. Our statement spaces are just the starting point – to ensure everyone feels at home, our rates include:

-
- Weekly housekeeping
 - Flexible check-in/out
 - Luxury linens and Bamford toiletries
 - Legal compliance on all our homes
 - A personal welcome and arrival essentials
 - Unlimited access to guest services and tailored experiences
 - Professional inventory inspection before and after every stay
 - Access to a curated portfolio of sole agency properties





Please get in touch if you have any questions
or require any further information.

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