

DOMUS NOVA



Colville Terrace, W11
£995,000



A row of portico-fronted Victorian townhouses set the scene for Colville Terrace. Inside, on the raised ground floor, contemporary design and a pared-back colour palette embody the calm and character of the streets outside.

Step into the heart of the home – a bright and airy open-plan reception room and kitchen flooded with natural light. Lofty ceilings, an Asquith limestone fireplace and intricate corning create an elegant impression, while built-in shelving provides sleek storage space. A large bay window casts light into the space, its recess perfect for a dining table. Cashmere herringbone floors flow through to an Arabescato Rose marble kitchen, complete with Siemens appliances, a Liquida sink and tap, and elegant gold hardware.



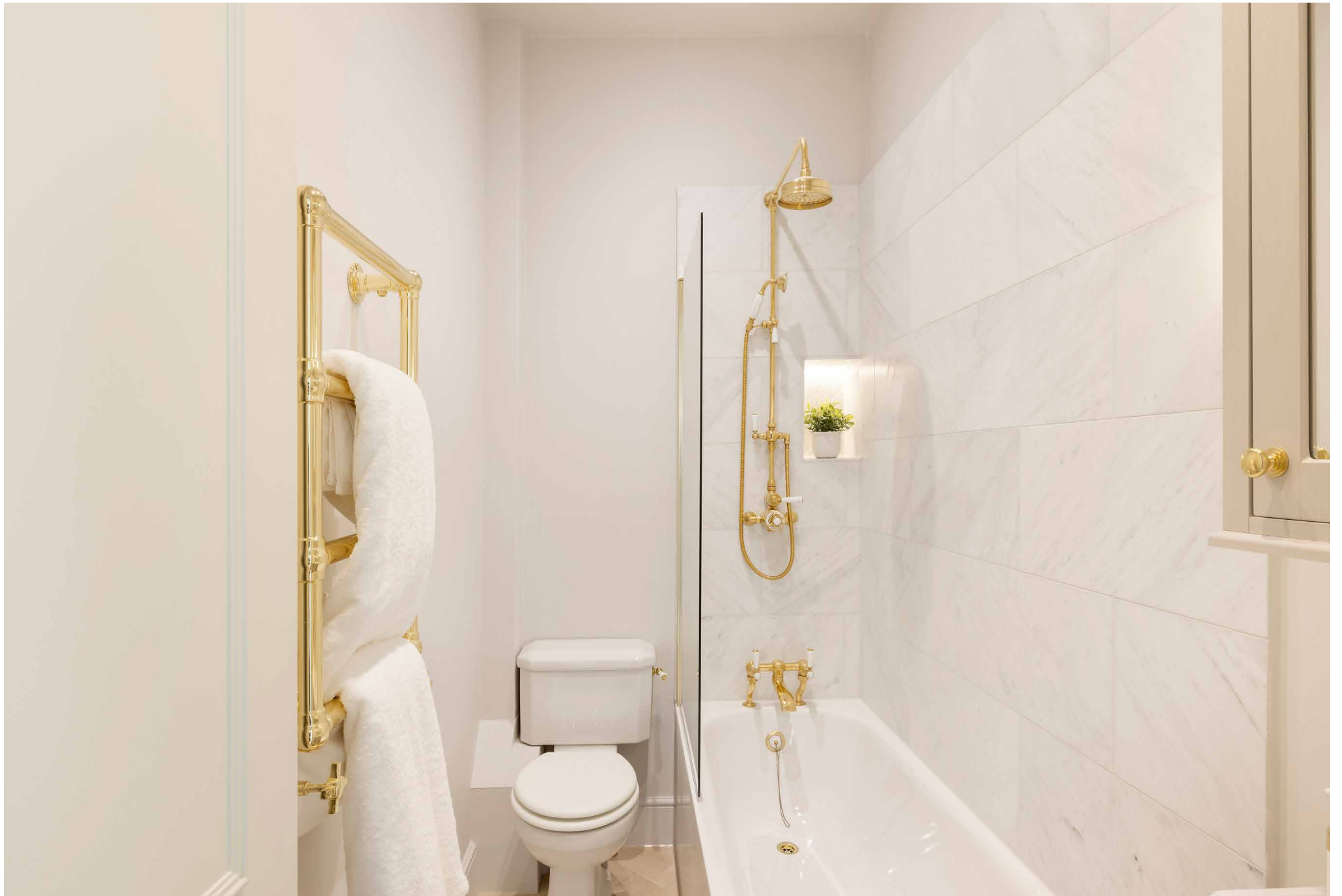


The principal bedroom is a tranquil retreat, where a large sash window and custom-built storage amplify the sense of space. High ceilings adorned with ornate cornicing provide a reminder of the home's historic framework.

Wooden floors warmed by underfloor heating continue into the family bathroom, where considered marble tiling lines the shower bath. A gold towel rail and matching hardware by the Cast Iron Bath Company create a haven of opulence.

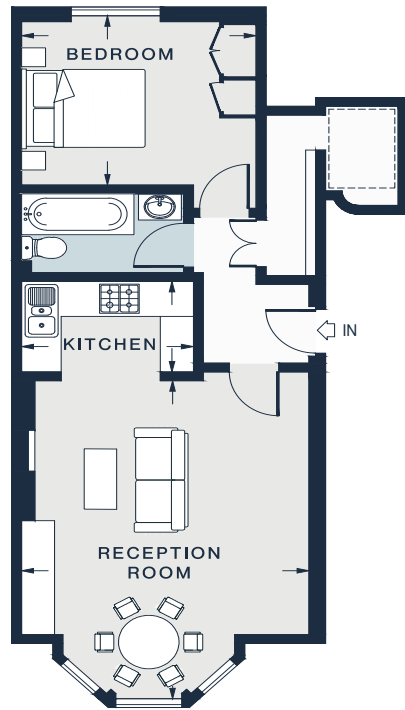








[Dashed line symbol] = REDUCED HEAD HEIGHT BELOW 1.5m



RAISED GROUND FLOOR

RECEPTION ROOM
17'10 x 14'4 (5.4m x 4.3m)

KITCHEN
8'6 x 5'1 (2.6m x 1.5m)

BEDROOM
11'8 x 9'6 (3.5m x 2.9m)

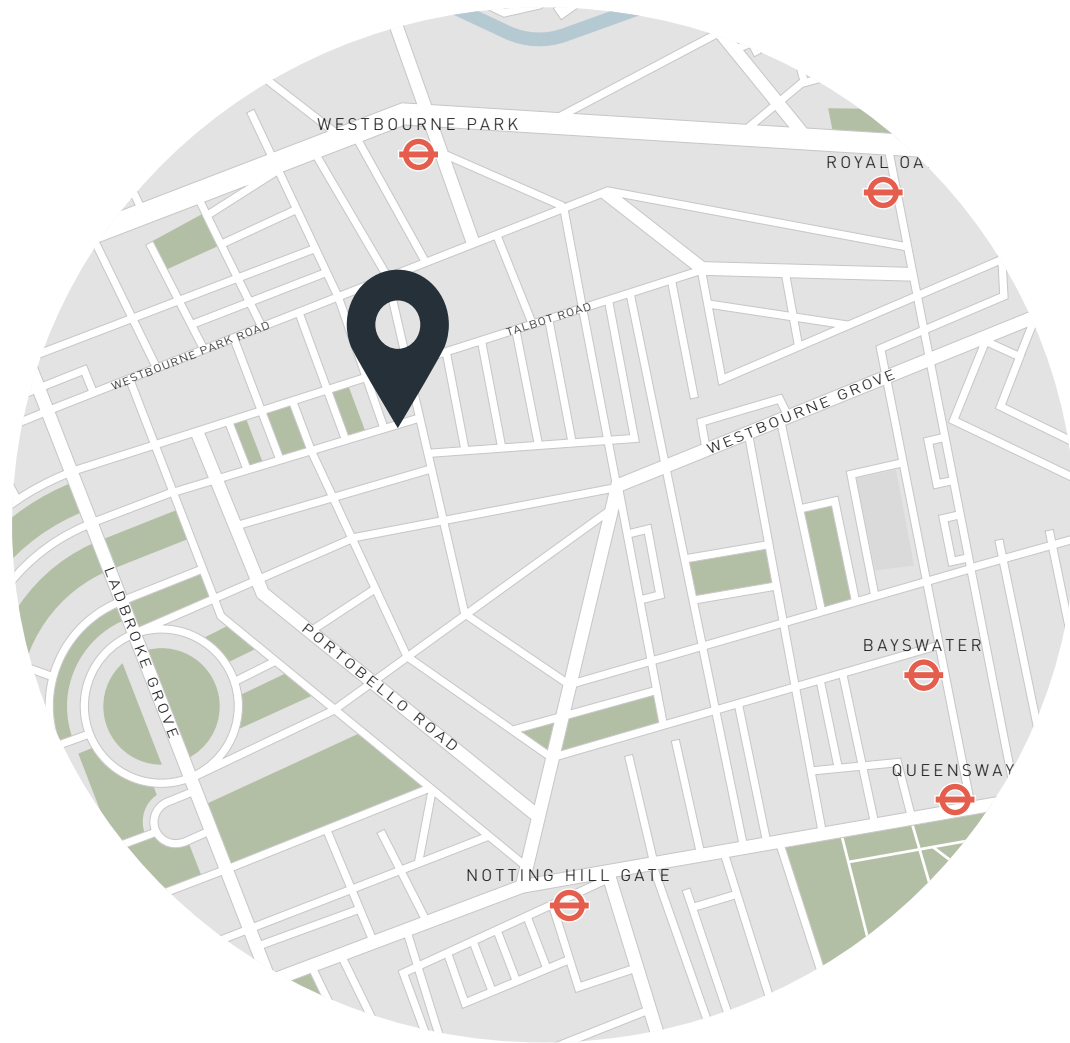
Approx. Gross Internal Area = 543 sq ft / 50.5 sq m

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

Property Details

Open-plan kitchen and reception room with large bay window
Principal bedroom with custom-built storage
Family bathroom
Underfloor heating throughout
Royal Borough of Kensington & Chelsea

Approx. 543 sq ft / 50.5 sq m
EPC: D
Tenure: Leasehold
Lease Length: circa 973 years
Council Tax Band: D
Service charge: £1,200 per annum
Ground Rent: peppercorn



Location

Just moments from Westbourne Grove and Portobello Road, Colville Terrace has enviable proximity to the best offerings of Notting Hill. Grab groceries from Daylesford or Planet Organic before heading to Bodyism for an invigorating workout. Enjoy weekend brunches at Farm Girl or Granger & Co. then wander to the Japanese gardens of Holland Park, just a 15-minute walk away, or the Design Museum. For fine dining, decide between two-Michelin-starred The Ledbury and three-Michelin-starred Core by Clare Smyth. Choose either and be home in five.

Westbourne Park – 10 mins (Circle, Hammersmith & City)
Ladbroke Grove – 10 mins (Circle, Hammersmith & City)
Notting Hill Gate – 12 mins (Central, Circle, District)

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