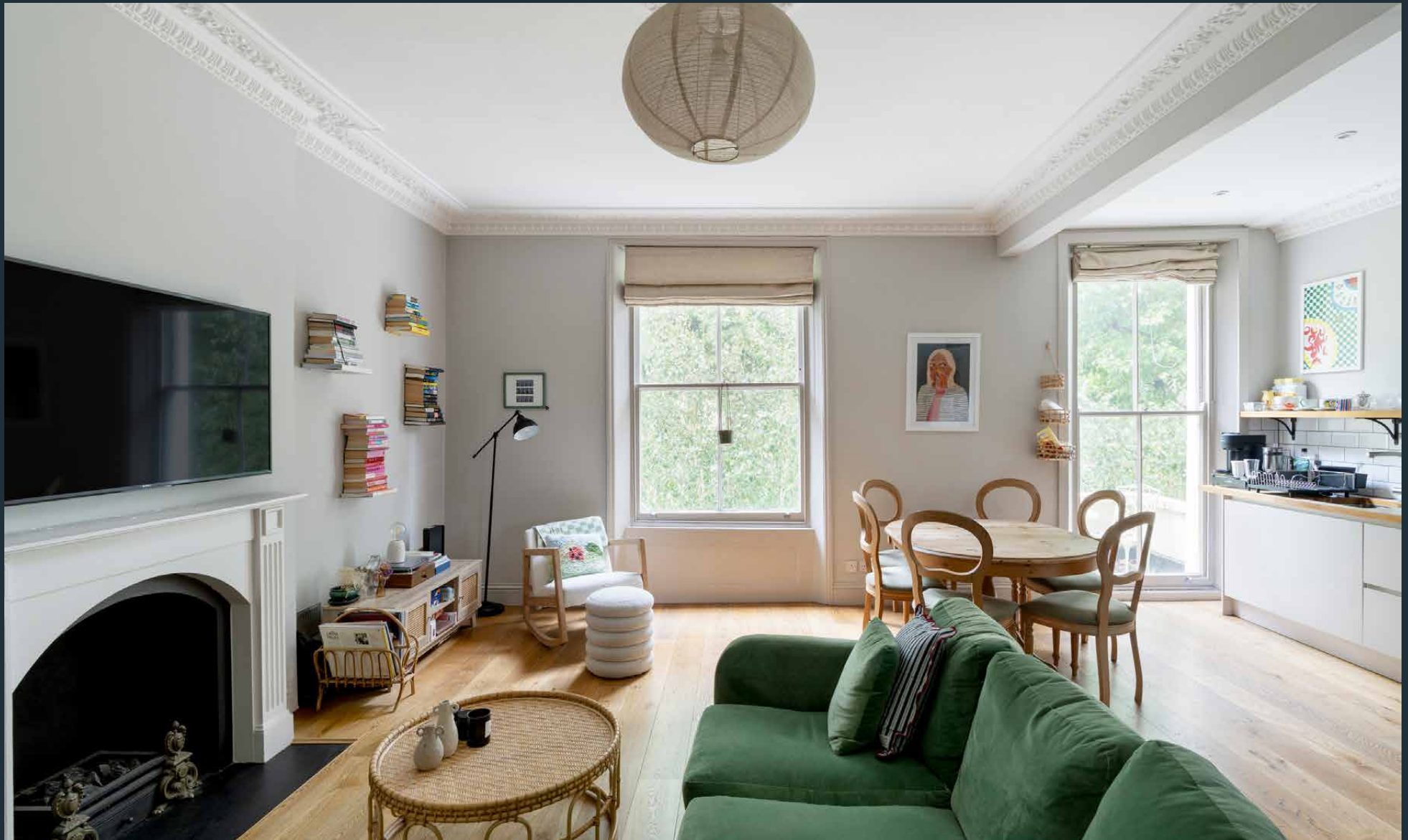


DOMUS NOVA



Bassett Road W10 – £1,299,500

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INTERNATIONAL REALTY



Minutes from the market stalls of Portobello Road and Golborne Road, Bassett Road feels removed from the bustle. Leafy and residential, it runs through a quieter pocket of North Kensington, just west of Ladbroke Grove. On the first floor of an imposing double-fronted villa, this apartment follows suit: generous proportions and period details are tempered by a calm, contemporary hand.

The bones set the scene. Tall southeast facing sash windows draw in the light, ceilings soar overhead and cornicing leaves a delicate decorative trace against an otherwise pared-back canvas. Wooden floors and pale grey walls quieten the volume further as the room falls naturally into places to sit, dine and cook, each shaped around an easy everyday rhythm.

The kitchen occupies one corner – a sweep of wooden worktops, subway tiles, open shelving and white cabinetry. Beside it, a floor-to-ceiling window leads onto a terrace, overlooking the leafy street below. At the opposite end, a fireplace gives the living area its focal point.







“ Tall southeast facing sash windows draw in the light, ceilings soar overhead and cornicing leaves a delicate decorative trace.







Two bedrooms sit beyond a punchy bottle-green entrance hall. Both continue the restrained material palette with sisal carpets and pale walls. In the principal, a wall of wardrobes keeps storage neatly contained, while its en suite borrows light through a clerestory window. A shower room, finished in subway tiles, serves the second bedroom.











RECEPTION ROOM/
KITCHEN
20'11 x 18'7 (6.4m x 5.7m)

BEDROOM 1
13'8 x 11'4 (4.2m x 3.5m)

BEDROOM 2
11'11 x 9'8 (3.6m x 2.9m)

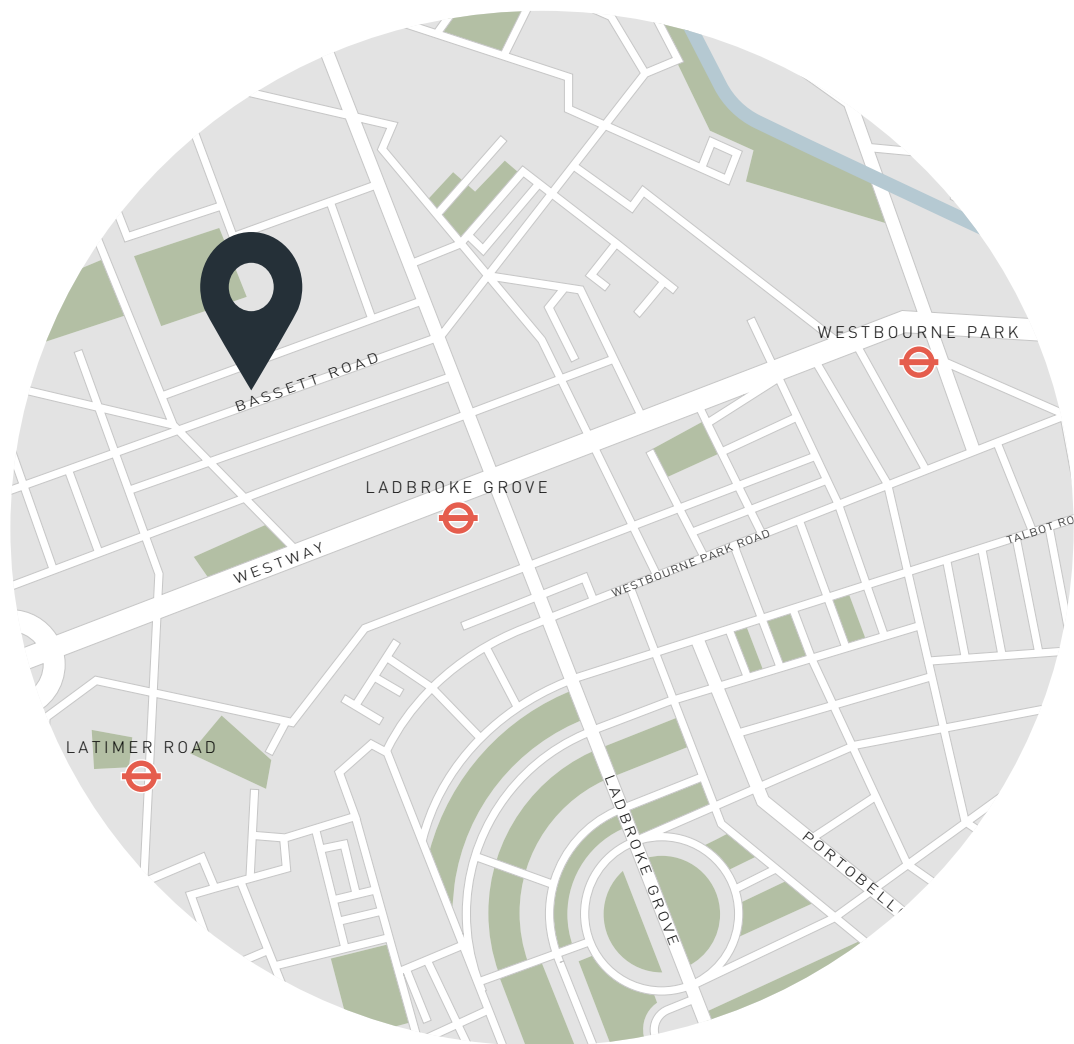
Approx. Gross Internal Area = 829 sq ft / 77 sq m

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

Coveted location close to Portobello Road and Golborne Road
First-floor apartment with period features
Open-plan reception room and kitchen
Principal bedroom suite
Guest bedroom
Shower room
Terrace
Royal Borough of Kensington & Chelsea

Approx. 829 sq ft / 77 sq m
EPC=D
Tenure: Share of Freehold
Lease Length: circa 108 years
Annual Service Charge: Approx. £4,955
Council Tax Band: F



Location

Bassetts Road is one of North Kensington's most liveable corners – leafy and residential, yet minutes from the good stuff. Golborne Road, with its Portuguese cafés, delis and weekend market stalls, is a short walk away, as is the top end of Portobello Market. Kensal Rise and its cluster of independent restaurants and wine bars sit to the north-west, while Ladbrooke Grove opens up the whole of Notting Hill beyond. For green space, Kensington Memorial Park is on the doorstep. Ladbrooke Grove station is also within easy reach, connecting quickly across west and central London.

Ladbrooke Grove – 8 mins

Latimer Road – 10 mins

Who — we are



Forward-thinkers in property, design and culture, we're an estate agency that hits refresh.

Domus Nova was born out of a desire to do things differently; to break the traditional agency model and focus on design-led homes in London and Ibiza, all while delivering the highest levels of personal service.

Our story starts in the nineties when we founded Notting Hill's first boutique agency – and we continue to open the doors to the most remarkable spaces, revealing them to our like-minded community.

We want to help you live better – and believe considered design can do that. That's why we remain committed to building on our legacy, in collaboration with BARNES International, an established agency with a market-leading presence in 22 countries.

Uniting our local insight and curated portfolio with BARNES International's expansive reach, we can facilitate the best opportunities in not only London and Ibiza, but also across Europe, the US and further afield – whether that's a château in the South of France, a penthouse in New York, or a chalet in the Swiss Alps.



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and Ibiza's design-led homes

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