

DOMUS NOVA



Brondesbury Road NW6

£1,650,000



A thoughtful renovation has brought timeless style and period features together at this three-bedroom maisonette for sale, in strolling distance of vibrant Lonsdale Road.

Set back off the road and bookended by gardens to the front and rear, this maisonette's leafy outlook reflects its peaceful surroundings. Close to the green expanse of Queen's Park and its surrounding enclave of independent businesses, there's a welcoming sense of community here.

Arranged over the lower two floors of an imposing Victorian townhouse and accessed via its own front door, no element has been left untouched. Inside, a recent renovation has introduced contemporary additions that exist in harmony with heritage details. Take the blue-painted deVOL kitchen, which features quartz worktops alongside integrated Miele appliances. A large southeast-facing bay window brightens the space, while carefully chosen materials – from the wooden floors to the fireplace's marble surround – bring warmth. Bathed in morning light, a mixture of vintage and contemporary lighting by Lorforde Antiques and Vaughan Designs brings ambiance as the day wears on.

It's the reception room that steals the show though. A trio of curved French windows stretch almost to the ceiling, framing views out to the walled garden where mature fig, cherry and willow trees lend a layer of privacy. A sense of comfort abounds, from the working Chesneys fireplace to the custom alcove cabinetry and calming Farrow & Ball colour palette. Above, intricate cornicing draws attention to the lofty dimensions of the space, adding to the airy and open feel.











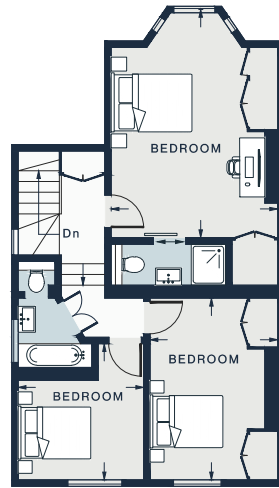
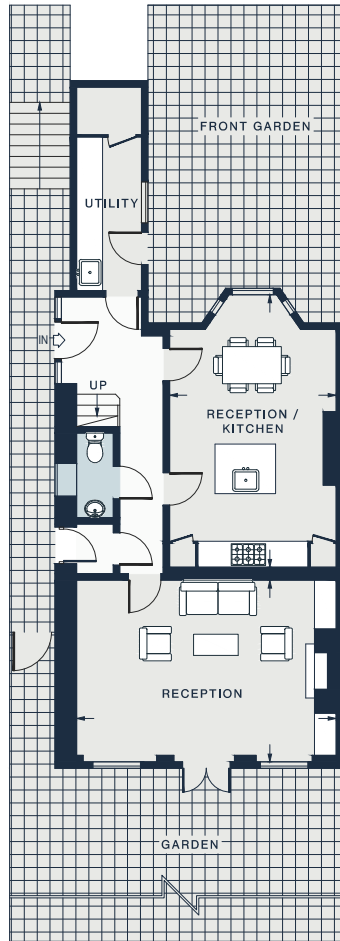


Three double bedrooms are found upstairs. The principal suite is positioned to enjoy the first light via its generous bay window. Understated in design, Soane Britain wallpaper adds a playful finish, while bespoke wardrobes see to the practicalities. In the en suite, marble tiles and underfloor heating introduce a touch of luxury. Two further bedrooms overlooking the rear garden are finished in the same soothing tones and share access to another marble-wrapped bathroom.









RECEPTION
19'7 x 13'11 (6.0m x 4.2m)

RECEPTION / KITCHEN
20'8 x 12'8 (6.3m x 3.9m)

BEDROOM
17'2 x 12'10 (5.2m x 3.9m)

BEDROOM
10'4 x 9'6 (3.1m x 2.9m)

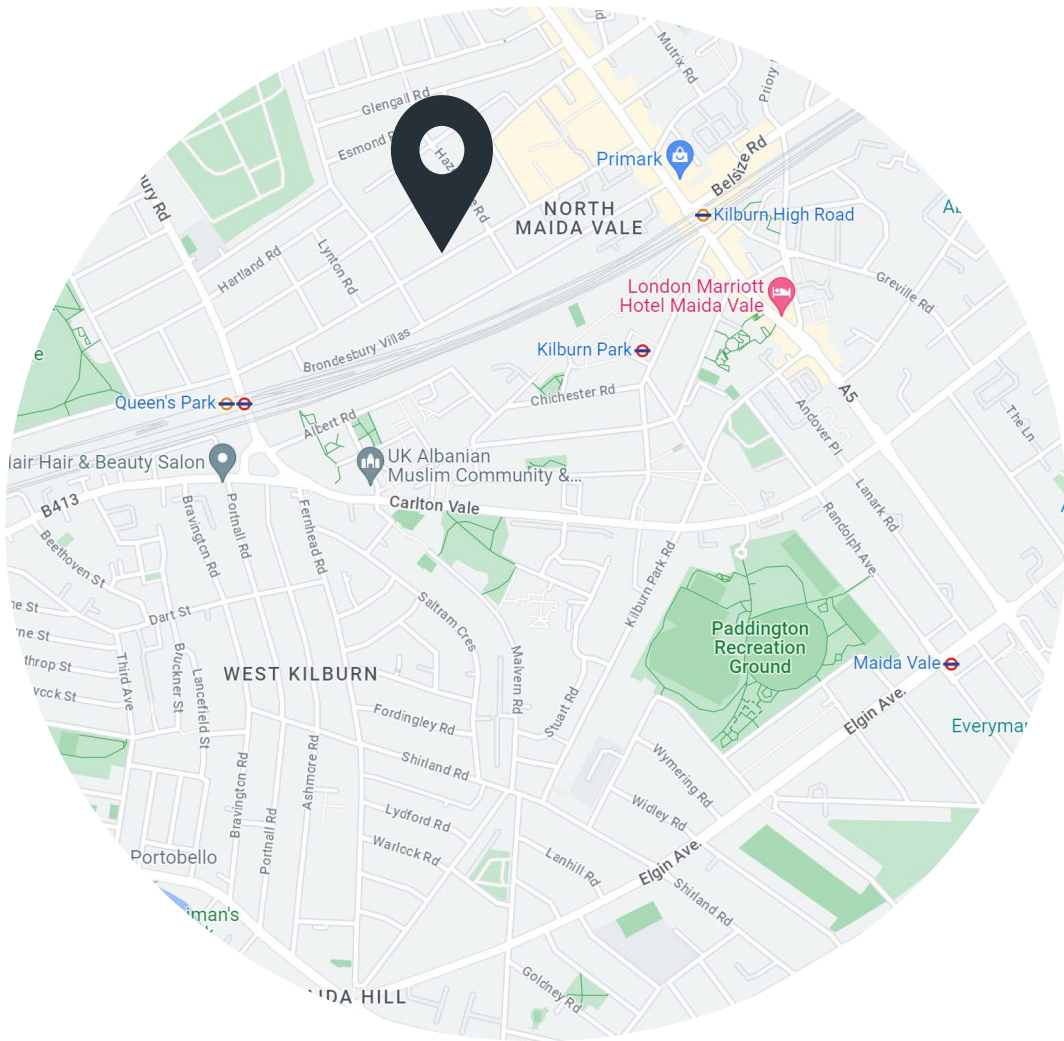
BEDROOM
13'8 x 9'9 (4.2m x 3.0m)

Approx. Gross Internal Area = 1379 sq ft / 128.1 sq m

Property Details

- Contemporary eat-in kitchen
- Reception room with period features and working fire
- Principal bedroom suite
- Two further bedrooms
- Family bathroom
- Front and rear gardens
- Utility room
- Nest smart system thermostat

- Approx. 1,379 sq ft / 128.1 sq m
- EPC - D
- Council tax - D
- Annual service charge - £1,000
- Share of freehold



Location

Found in one of London's most community-minded neighbourhoods, independent businesses are in plentiful supply here. Get your fill on Lonsdale Road, where you can start the day with brunch at Milk Beach, move onto drinks at the Wolfpack and finish with dinner at Carmel. The local award-winning farmers' market is a Sunday highlight, followed by a stroll around Queen's Park. Nearby Salusbury Road is similarly well stocked. Head to Provenance Village Butcher and The Salusbury Deli to pick up artisanal supplies.

- Kilburn High Road – 6 mins (Overground)
- Queen's Park – 7 mins (Overground)
- Kilburn Park – 10 mins (Bakerloo)

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