

# DOMUS NOVA



Colville Terrace W11  
£1,800,000



Nestled in the heart of Notting Hill, open spaces and contemporary styling characterise this three-bedroom apartment for sale. Majestic townhouses, stucco frontages and cast-iron railings all contribute to the captivating sense of antiquity at Colville Terrace. Spread over the third and fourth floors, this apartment's interiors showcase a contemporary twist on historical charm. Proportions are generous, creating a welcoming atmosphere.







Maximising its fourth-floor vantage point, an open-plan kitchen and reception room is bathed in sunlight from dual aspect windows. Wood floors and whitewashed walls are an ideal canvas for interior creativity. A generously-sized living area offers versatile functionality, artfully delineated into a dining zone and seating space. Glossy cabinets and integrated appliances create a streamlined culinary setting in the kitchen. From this floor, step out onto a south-facing roof terrace, where panoramic views of Notting Hill's skyline unfold.

Downstairs, hushed tones create a calming ambiance in the principal bedroom suite. Gently illuminating the space, three sash windows line the wall. Its en suite bathroom is wrapped in greyscale marble – a sleek backdrop for invigorating showers and soaks in the bathtub. Dark wood details create a warm contrast. Two further bedrooms across the same floor – easily reimagined as recreational or study spaces – are served by a marble tiled shower room.





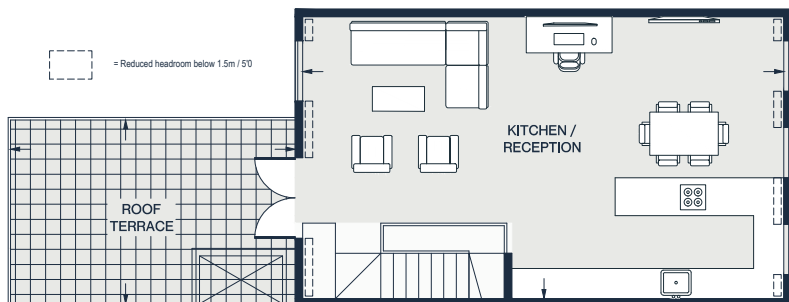




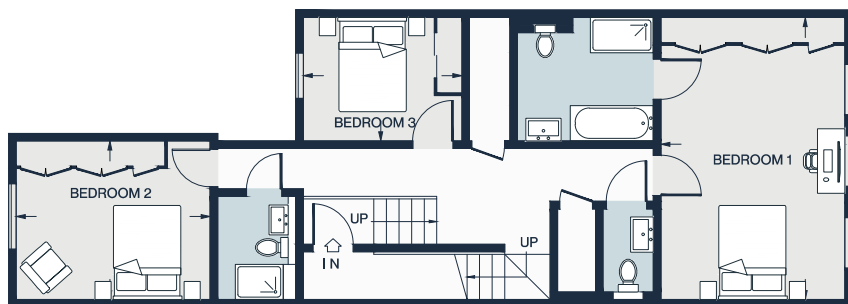








FOURTH FLOOR



THIRD FLOOR

KITCHEN / RECEPTION 31'4 x 18'5 (9.6m x 5.6m)	BEDROOM 1 18'2 x 11'11 (5.6m x 3.6m)	BEDROOM 3 10'3 x 8'1 (3.1m x 2.4m)
ROOF TERRACE 19'2 x 11'11 (5.8m x 3.6m)	BEDROOM 2 12'7 x 10'4 (3.8m x 3.1m)	

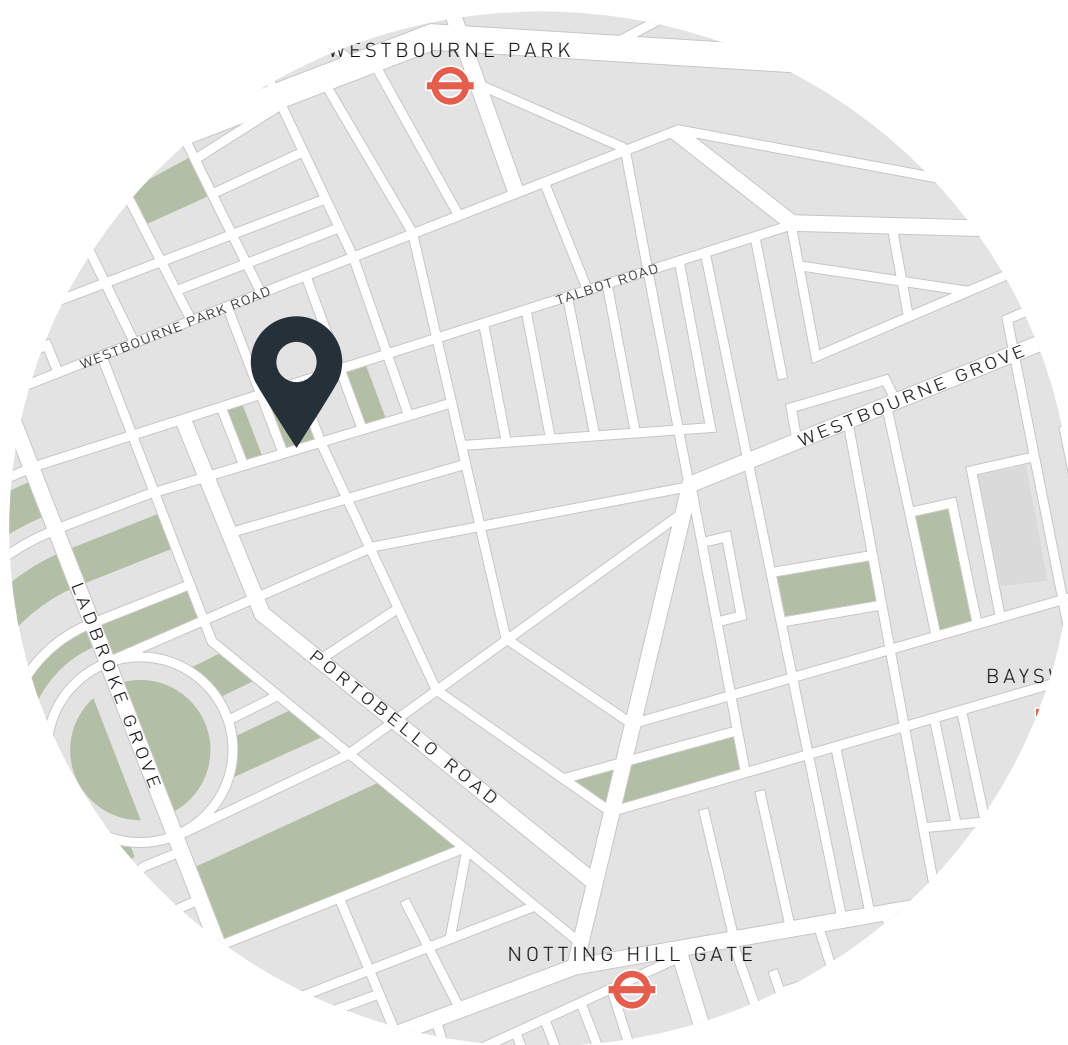
Approx. Gross Internal Area = 1,364 sq ft / 126.7 sq m

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
- Principal bedroom suite
- Two guest bedrooms
- One further bathroom and WC
- Roof terrace
- Royal Borough of Kensington & Chelsea

- Approx 1,364 sq ft / 126.7 sq m
- EPC - C
- Leasehold - Circa 115 years remaining
- Ground rent - Circa £750 per annum
- Service charge - Circa £2,500 per annum
- Council tax band - G



## Location

Just moments from Portobello Road, Colville Terrace is a quintessential Notting Hill street – lined with period townhouses in paint-box hues. The infamous Electric Cinema is on your doorstep or find a new page-turner at Lutyens & Rubinstein. Spend a morning sifting through vintage stalls before a walk around Holland Park. Morning brunch is best at Farm Girl or Sunday in Brooklyn; a tittle at The Ginstitute to complete an evening.

Ladbroke Grove – 8 mins (Circle, Hammersmith & City)  
Notting Hill Gate – 10 mins (Central, Circle, District)

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