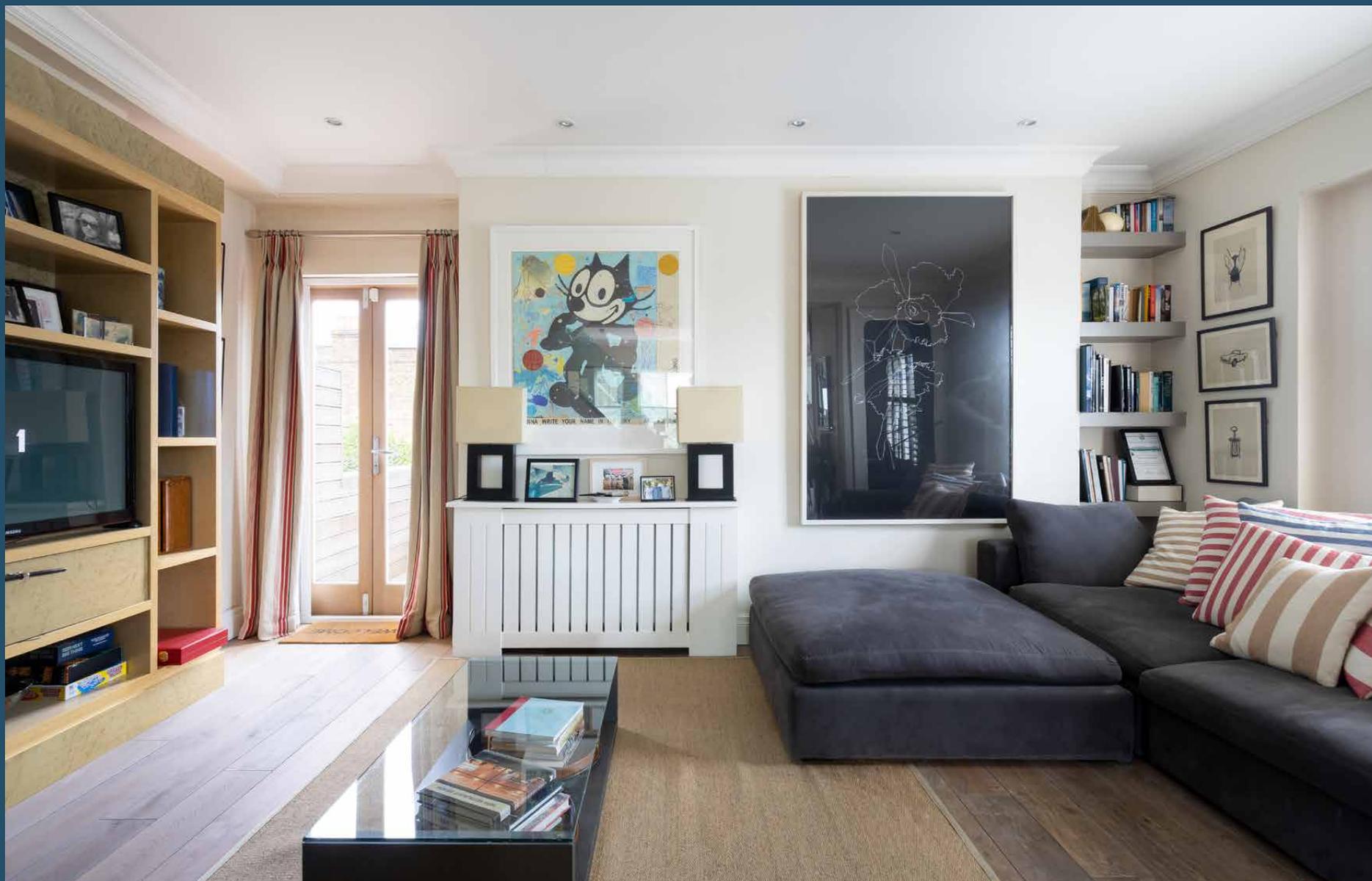


# DOMUS NOVA



Ladbroke Grove W10  
£1,550,000

Outside, Ladbroke Grove is one of London's most recognisable street names; this two-bedroom maisonette sits on the spine of Notting Hill. Inside, on the upper storeys of a Georgian terrace, a bright, serene home. Enter the open-plan kitchen and living room on the third floor. Due to its position at the end of a row of terraces, triple-aspect windows fill this space with light, channelled through glass balustrades and across wooden floors. Beyond the reception room and through a set of patio doors, an east-facing decked terrace.

There's a sense of homeliness to the modern kitchen, where a central island overlooks the space and contemporary chandeliers illuminate smooth surfaces. The design here is quiet and considered – hushed greys, ash-tone floors and seamlessly integrated storage that makes the most of alcoves. Open shelves offer additional storage.



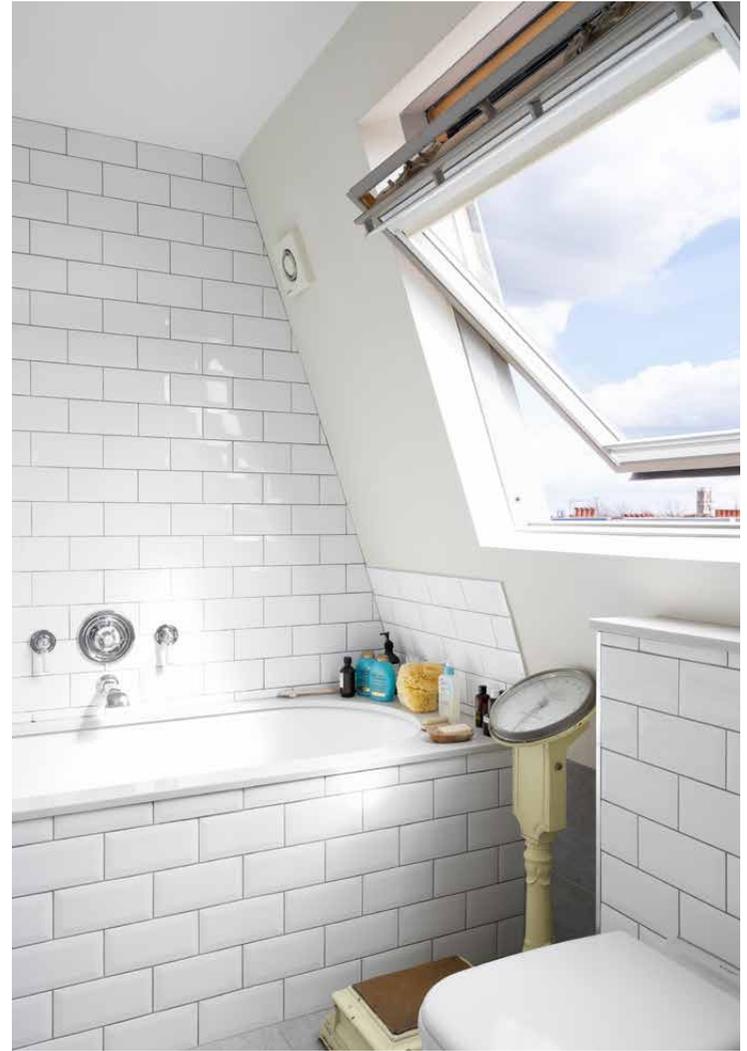








Outside, Ladbroke Grove is one of London's most recognisable street names; this two-bedroom maisonette sits on the spine of Notting Hill. Inside, on the upper storeys of a Georgian terrace, a bright, serene home. Enter the open-plan kitchen and living room on the third floor. Due to its position at the end of a row of terraces, triple-aspect windows fill this space with light, channelled through glass balustrades and across wooden floors. Beyond the reception room and through a set of patio doors, an east-facing decked terrace. There's a sense of homeliness to the modern kitchen, where a central island overlooks the space and contemporary chandeliers illuminate smooth surfaces. The design here is quiet and considered –hushed greys, ash-tone floors and seamlessly integrated storage that makes the most of alcoves. Open shelves offer additional storage.













Third Floor

Fourth Floor

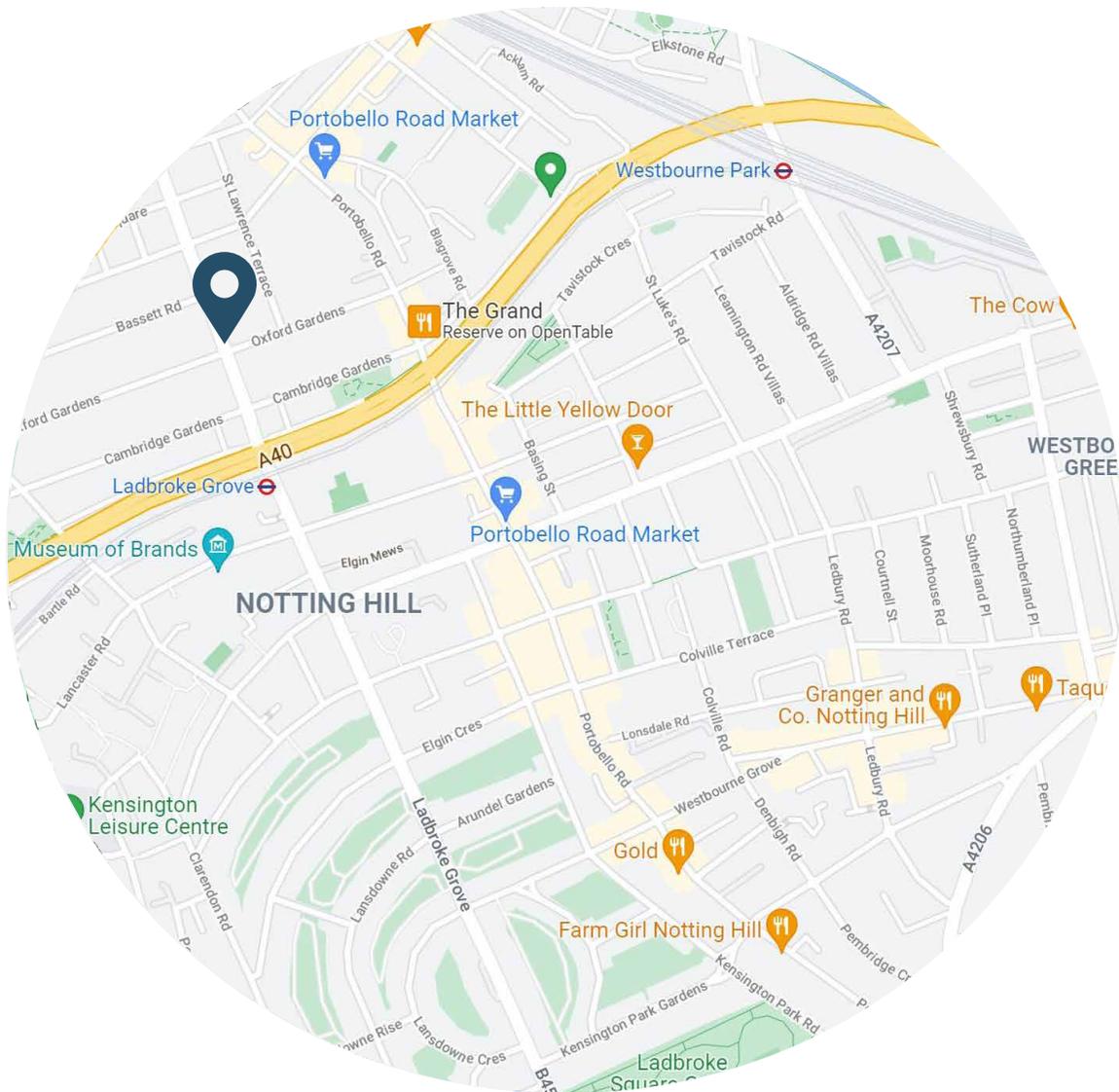
Second Floor

Approximate Gross Internal Area  
1194 Sq.Ft. / 111.0 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 & living room
- Two en-suite bedrooms
- Triple-aspect
- Guest cloakroom
- Roof Terrace
- Royal Borough of Kensington & Chelsea
- Approx. 1,194 sq ft / 111 sq m. EPC=D



## Location

There's a best-of-both-worlds feel to this part of Ladbroke Grove, just north of the Westway. Think morning walks along the Grand Union Canal. Stride out and you'll be picnicking on the Scrubs in 20. It's a nice breather from city life, but from here you're also a heartbeat from the centre of Notting Hill. Rise early to find Portobello Road Market's best treasure – not forgetting to pick up lunch along Golborne Road on your way back. Come summer, the Carnival passes right by your window. Consider the terrace your front-row ticket. You most certainly are spoilt for choice in terms on transport links with Ladbroke Grove Underground Station [Circle] line just a three minute walk away - with Westbourne Park station and Latimer Road station not far either.

Specialising in London  
and Ibiza's design-led homes

Let's talk  
020 7221 7817  
[sales@domusnova.com](mailto:sales@domusnova.com)  
[domusnova.com](http://domusnova.com)