

# DOMUS NOVA



Hamilton Terrace, NW8 – £875 p/w (LL) / £1,500 p/w (SL)

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INTERNATIONAL REALTY



A double fronted villa makes a handsome first impression on Hamilton Terrace, one of Maida Vale's most esteemed addresses. Set on the second floor of this heritage building is a newly-refurbished one-bedroom apartment, where a smart period framework lets modern details come to the fore.

There's a welcoming feel to the entrance hallway, crafted with tall ceilings and herringbone wood floors. A classic curved archway leads into the bright reception room, which is filled with sunlight through a sash window. Pale walls are met with decorative ceiling cornicing, while the floor space is split between an inviting L-shaped sofa and glass-topped dining table. Next door, the kitchen is a sleek affair with marble floors and worktops, muted mirrored splashbacks and hi-tech appliances.



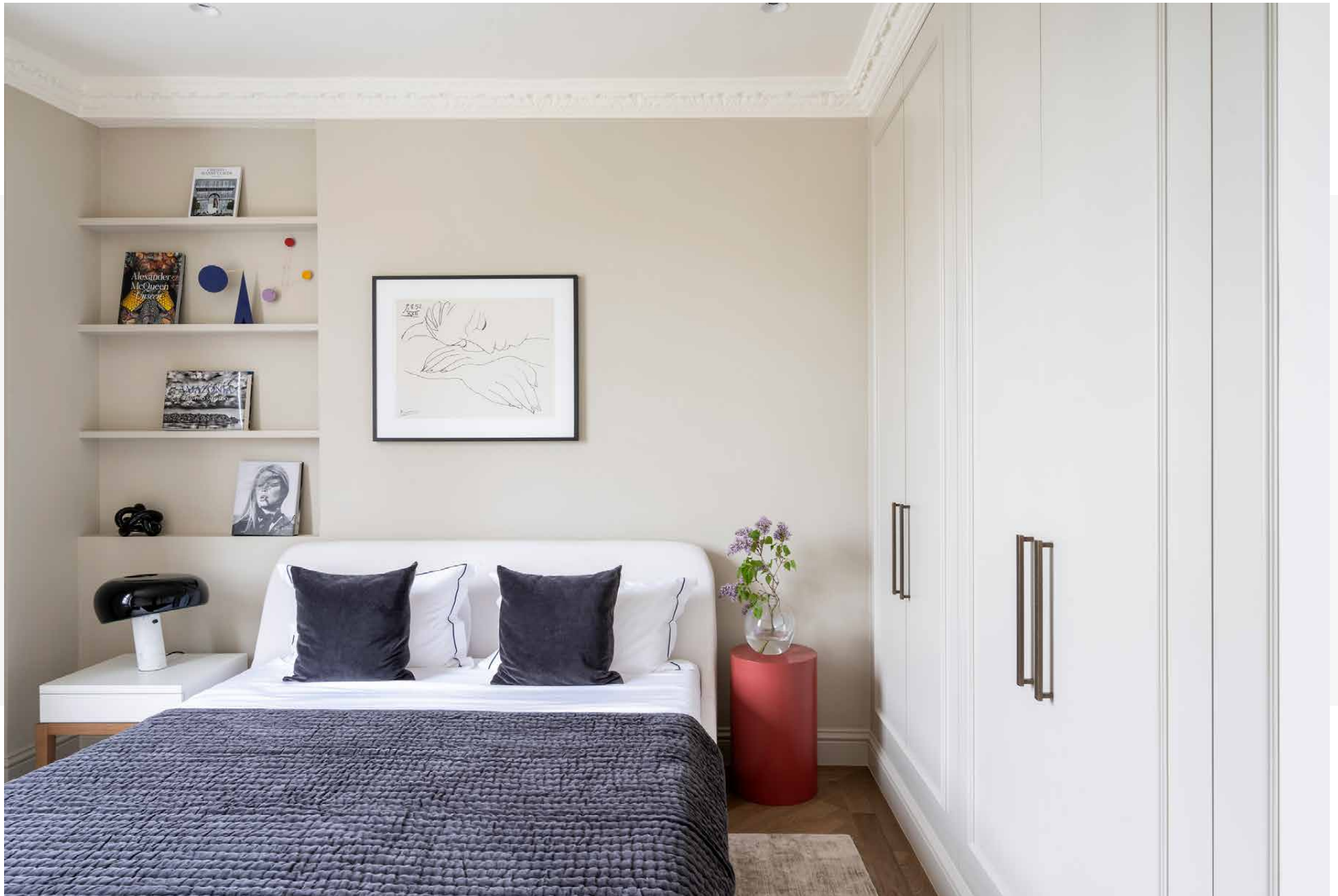


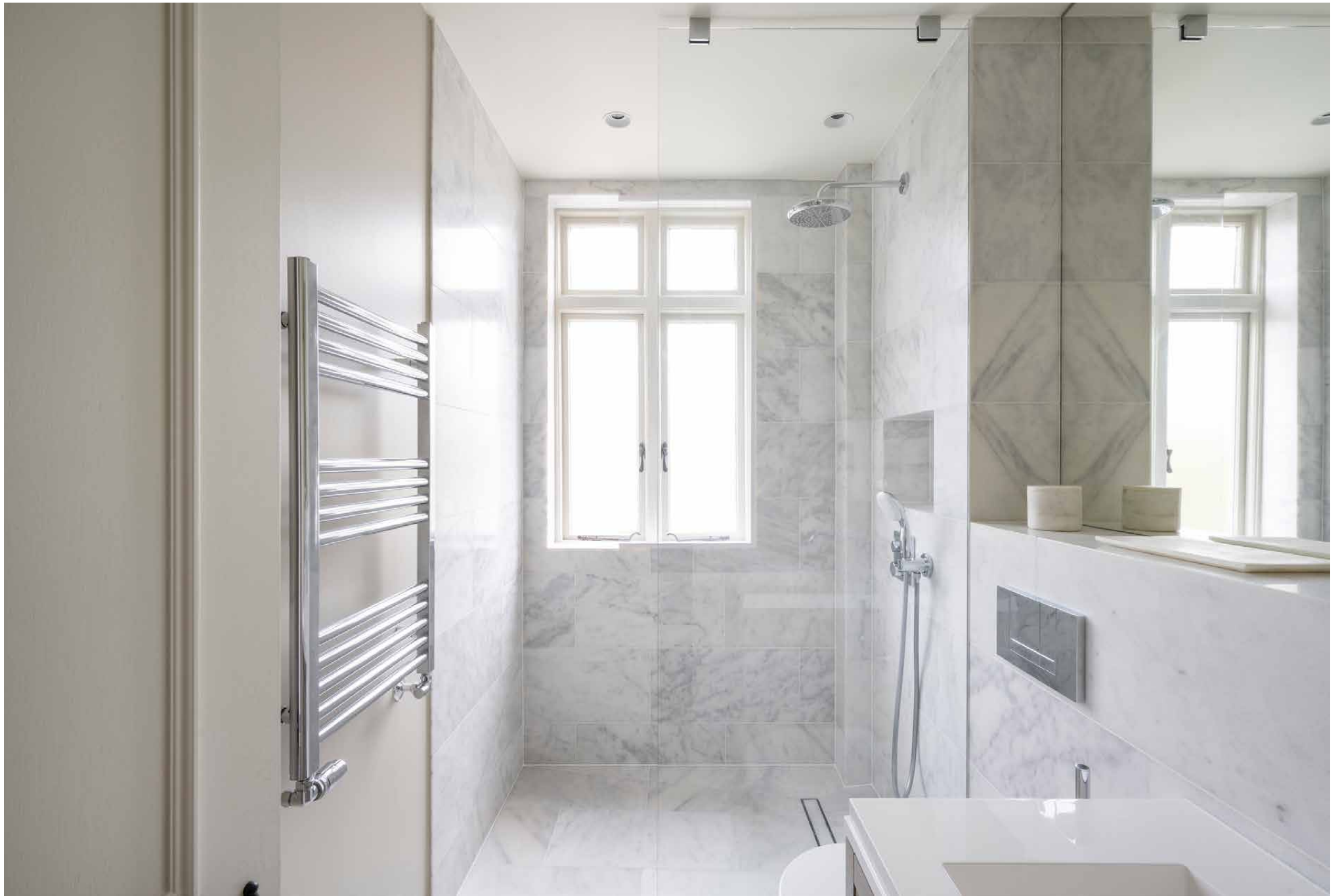
Period  
architecture sets  
a sophisticated  
canvas for  
contemporary  
interior design.



The home's refined aesthetic continues in the spacious double bedroom. Its neutral colour palette is softly lit through a large sash window, while two full-height wardrobes provide neat storage. The bathroom is wrapped in oversized marble tiling, complete with a walk-in rainfall shower.



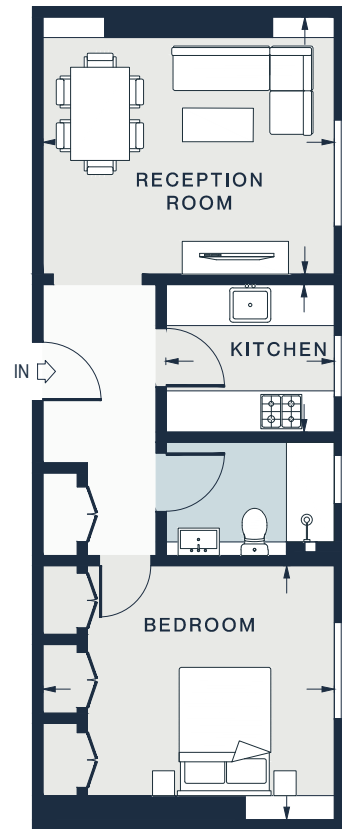






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SECOND FLOOR

RECEPTION ROOM  
14'0 x 12'3 (4.2m x 3.7m)

KITCHEN  
8'1 x 7'0 (2.4m x 2.1m)

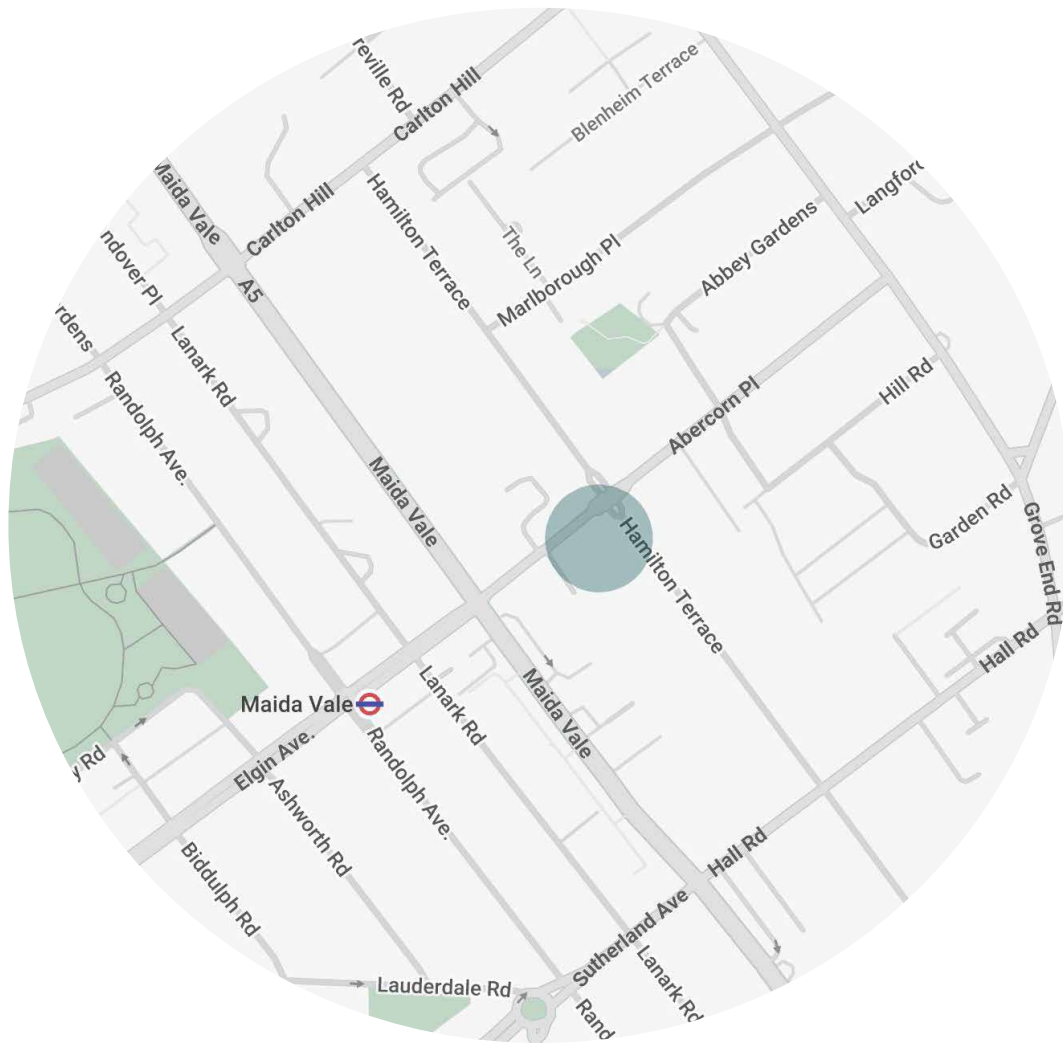
BEDROOM  
14'0 x 12'2 (4.2m x 3.7m)

Approx. Gross Internal Area = 536 sq ft / 49.7 sq m

## Property Details

1 Bedroom, 1 Bathroom  
Newly-refurbished lateral apartment  
Reception room  
Contemporary kitchen  
Double bedroom  
One bathroom  
City of Westminster

Approx. 536 sq ft / 49.7 sq m  
EPC=E  
Deposit: £4,375 (LL) / £6,000 (SL)  
Council Tax Band: D



## Location

St John's Wood is one of the capital's most picturesque neighbourhoods, characterised by its ornate heritage architecture and independent shops, with easy access to peaceful walks along the Grand Union Canal. It's a ten-minute walk to the High Street for coffees, groceries and boutiques. Little Venice is replete with colourful barge boats, interspersed with cafés and bars for welcome pit stops; in the springtime, enjoy the blooming flowers at Rembrandt Park followed by a show at the Canal Café Theatre or Puppet Theatre barge. Further up the canal, you can reach one of London's oldest sporting venues, Lord's Cricket Ground. The Elgin pub is a local favourite, just moments from your front door.

St John's Wood (13 mins)

Maida Vale (5 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.



# DOMUS NOVA

Specialising in London  
and Ibiza's design-led homes

Let's talk

020 7727 1717

[lettings@domusnova.com](mailto:lettings@domusnova.com)

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