DOMUS NOVA



Harrow Road, Westbourne Park – £4,500 (LL) / £5,000 p/w (SL)

In partnership with BARNES INTERNATIONAL REALTY


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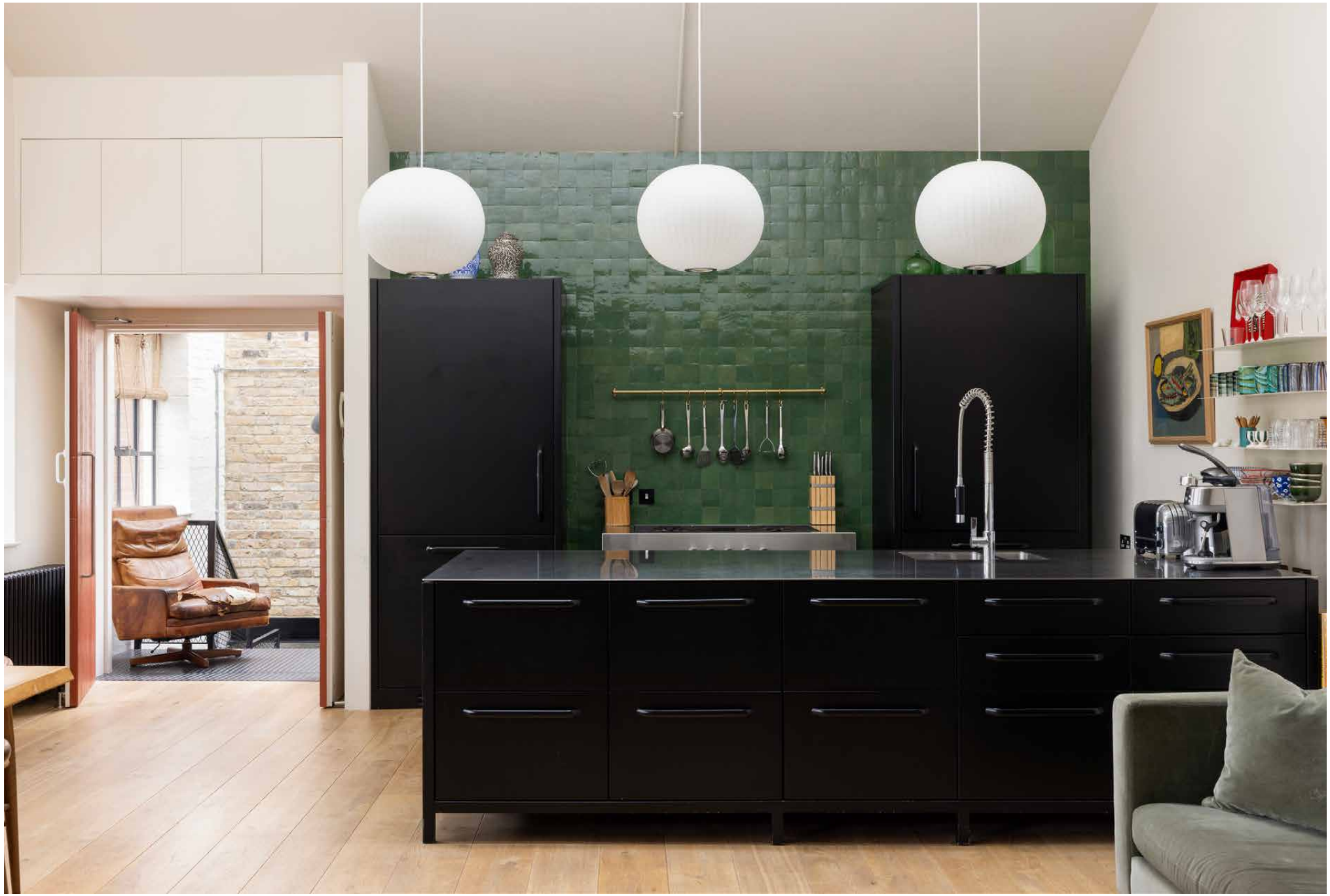
Restrained interiors and a monochrome palette bring industrial elements to the fore in this unique multi-storeyed warehouse conversion: exposed brick, Crittall glazing and an imposing steel staircase that unfurls over four floors. A private ground floor entrance leads to a double-height stairwell, flooded with natural light from a series of large windows and overhead skylights. Plus, a large boot room that doubles up as a storage and utility space. On the first floor sits a guest double bedroom with a dedicated large en suite. Up on the second floor, past another double bedroom, you'll reach the hub of the home. It's a room that spans over 50 feet in length and offers up over 1000 square feet of living space carefully zoned into kitchen, sitting and dining areas. Generous skylights and four large Crittall windows flood the room with natural light.



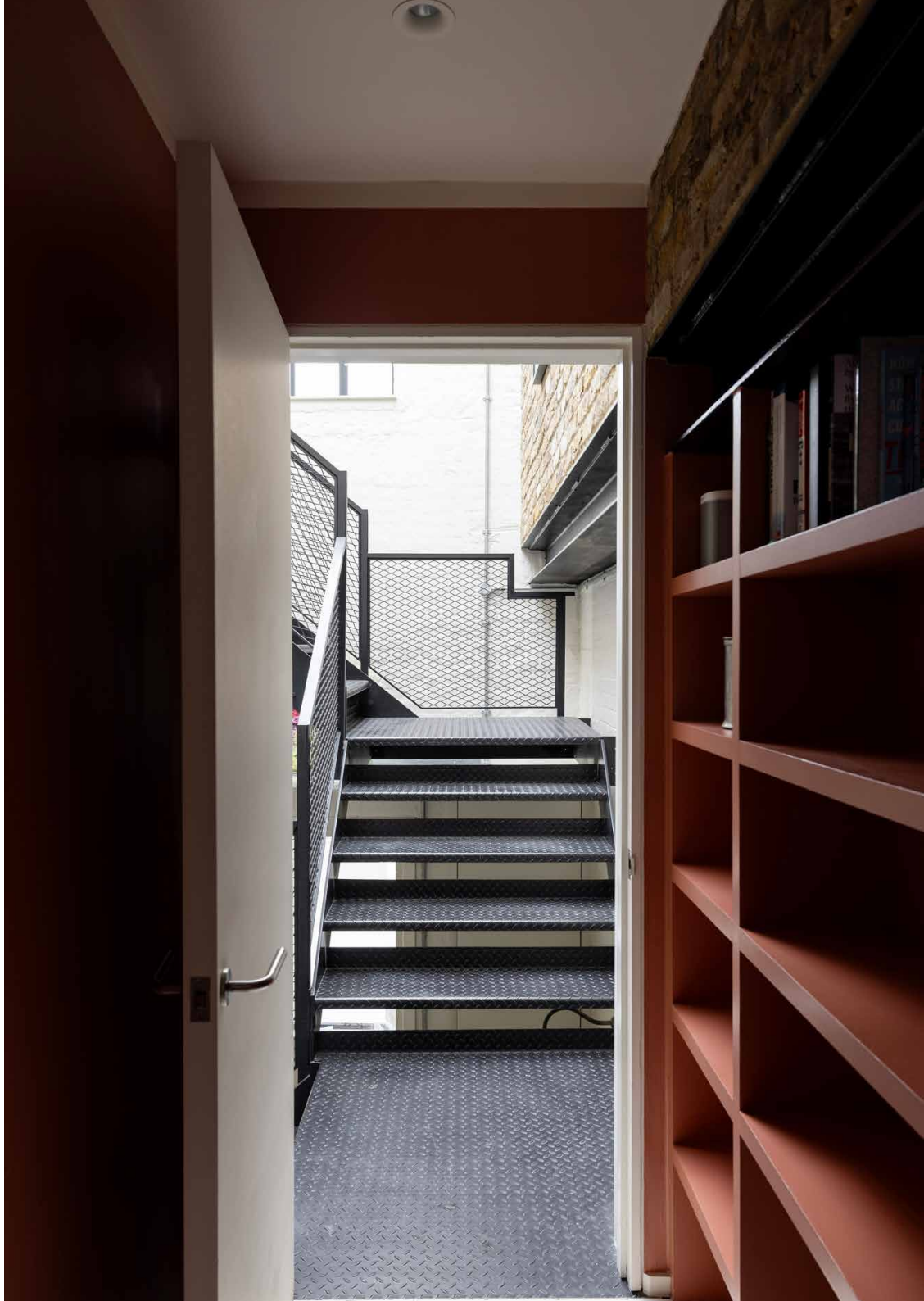


> The kitchen anchors one end of the space, with a broad stainless steel-topped island, rounds of shelves for glassware and a high spec range cooker.







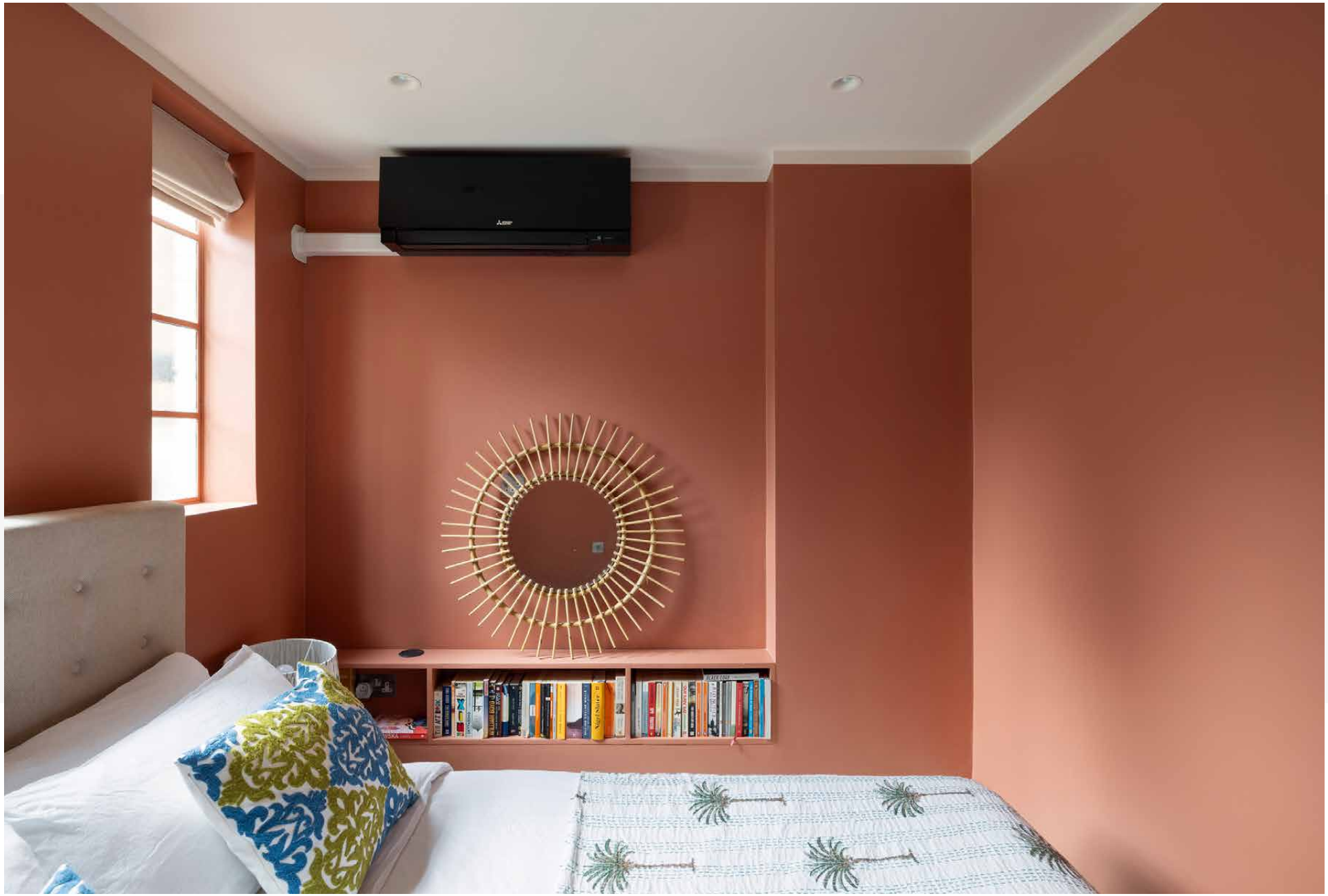




The kitchen anchors one end of the space, with a broad stainless steel-topped island, rounds of shelves for glassware and a high spec range cooker. Matt black cabinetry ensures this functional area is every bit as stylish as the rest of the room. Tucked away towards the far end, past the study space and bank of storage cupboards, sits another double-bedroom suite. Serviced by a large en suite with freestanding clawfoot bath and double walk-in shower, the bedroom also has its own film projector.

On the third and final floor, the master suite has a high, vaulted ceiling and a large porthole feature window, making it feel both private and light and airy at the same time. A freestanding bath sits in one corner of the room, plus a separate WC with double vanity and a walk-in wardrobe. From this room, you can access the decked roof terrace with city-wide chimney top views.











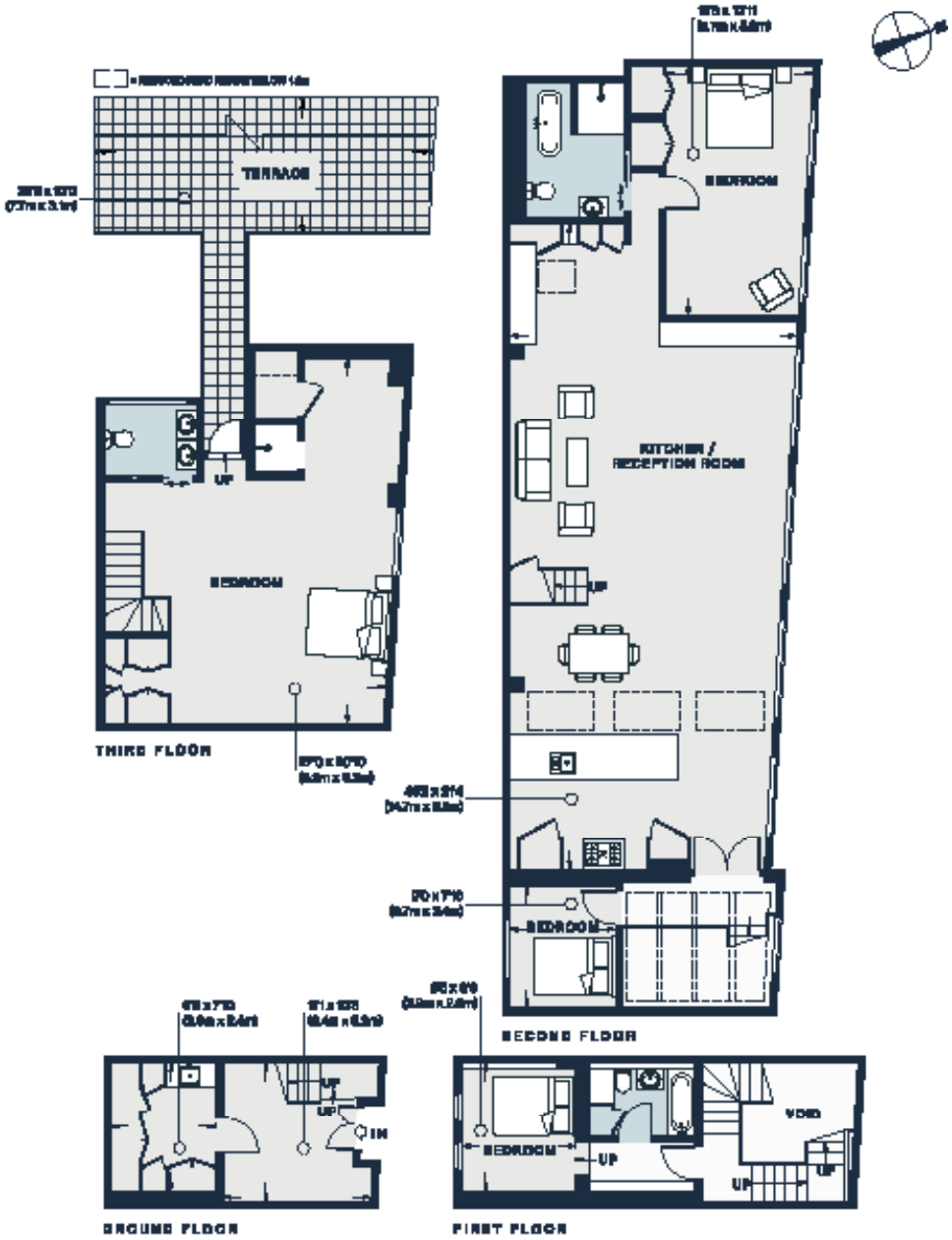







Telluride Film Festival
BFI LONDON FILM FESTIVAL
THE MAN. THE MUSIC. THE MOVEMENT.
NATIONAL GEOGRAPHIC
DOCUMENTARY FILMS
BOBI WINE
The People's President
IN THEATERS JULY
LOCUSTS BY GUSOV
AFGHANISTAN STEVE MCCURRY
LOGO MODERNISM





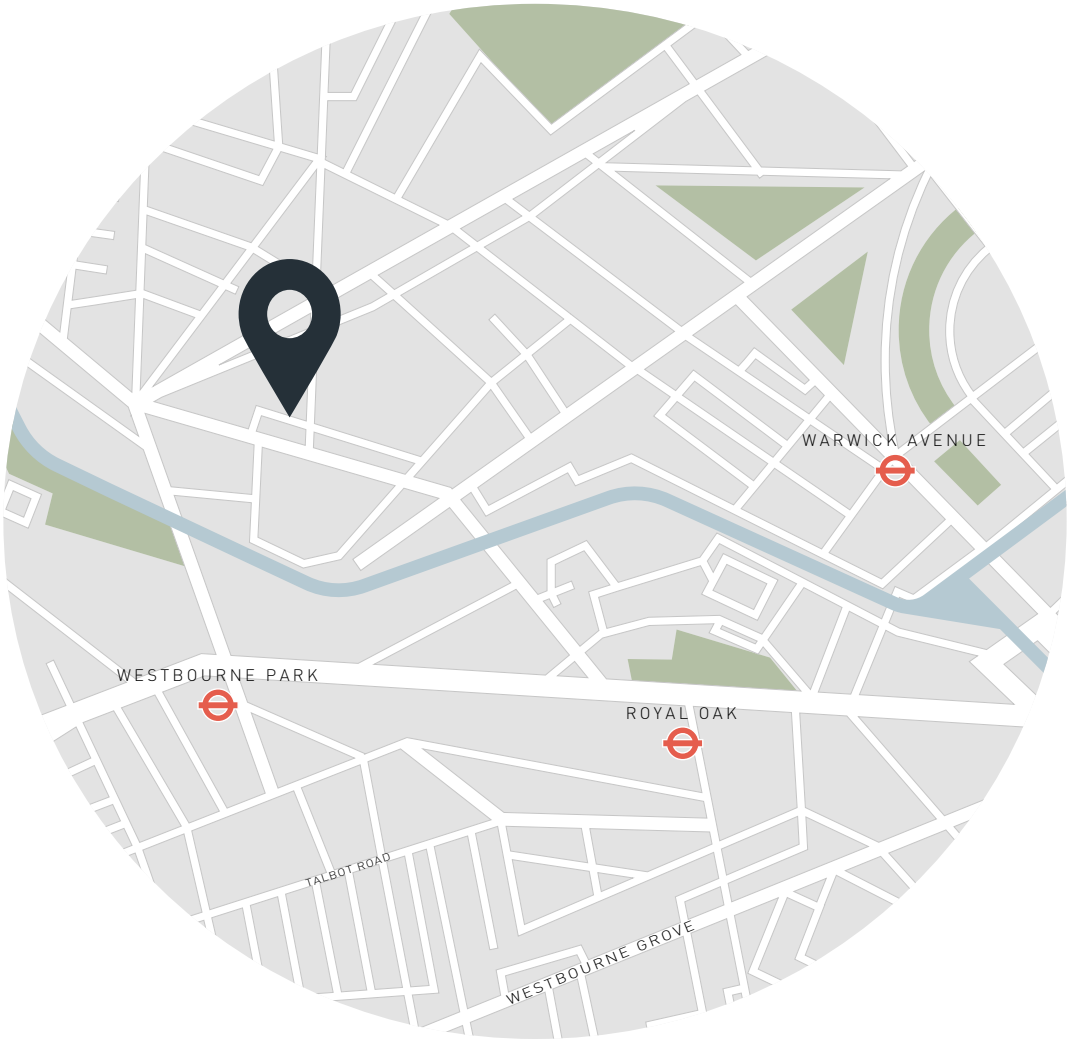
Approx. Gross Internal Area = 2,453 sq ft / 227.9 sq m

Floor plans are for illustrative purposes only and not to scale. Compliant with RICS code of measuring practice.
Furniture layouts are indicative only. This property may be furnished, part-furnished or unfurnished. Please refer to your agent for details.
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Property Details

4 Bedrooms, 3 Bathrooms
Off-street parking
Shared roof terrace
Master suite with walk-in-wardrobe
Three additional double bedrooms, two with en suites
Vaulted ceilings
Private entrance
Boot room
Large open plan living room
City of Westminster

Approx. 2,453 sq ft / 227.9 sq m
EPC=C
Deposit: £27,000 (LL) / £20,000 (SL)
Council Tax Band: G



Location

Harrow Road is on the cusp of three key areas: Notting Hill, Maida Vale and Queen's Park, and extremely well placed to take advantage of the best they have to offer. The dense green parks and award-winning Farmer's Market of Queen's Park; the tranquil towpath of the Grand Union Canal that threads through Maida Vale and the clutch of food and drink hotspots of Notting Hill and its world-famous Portobello Road Market.

Westbourne Park (7 mins)
Warwick Avenue (15 mins)
Maida Vale (16 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

The property particulars are a guide not statements. Descriptions, photographs, and plans are for guidance and should be checked by the prospective tenant. The Property is offered "subject to contract and references". No warranties, representations, or Tenancy is given by Domus Nova. Expenses incurred by a prospective tenant will not be reimbursed if the Landlord withdraws prior to the Tenancy Agreement being signed, dated and exchanged and cleared funds received. Furniture and other items shown in a property at viewing may belong to a current tenant. The prospective tenant should verify in writing which fixtures and fittings forms part of the Tenancy. Our full lettings disclaimer together with trading names and our Privacy Policy is shown on our website

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