

# DOMUS NOVA



Highlever Road W10  
£2,950,000



Natural light is the driving force in design at this sprawling five-bedroom house in North Kensington.

Historic character meets modern tactility. At this thoughtfully reconfigured family home, expansive social settings celebrate an interplay of light and space.

Past a traditional exterior, a footprint attuned to family life pairs heritage proportions with contemporary interludes. A large bay window brings sunshine into the reception room – a double lounge with an uplifting feel. Against a bright canvas, an ornate period fireplace provides a dash of colour, while floor-to-ceiling shelving awaits a library of literature.

At the rear of the home, a contemporary extension houses a generous kitchen and dining area. An uplifting space for families to converge, white walls create a canvas for light from a skylight spanning the length of the room. Tone and texture lends an air of mid-century modernism to the kitchen, drawn together with minimalist sage cabinets and a warm wooden island. Sky-lit dining comes courtesy of built-in bench seating, while a picture window provides a playful connection to the lounge. Flowing through a wall of glazing, tiles extending outdoors blur the boundaries with a private garden.

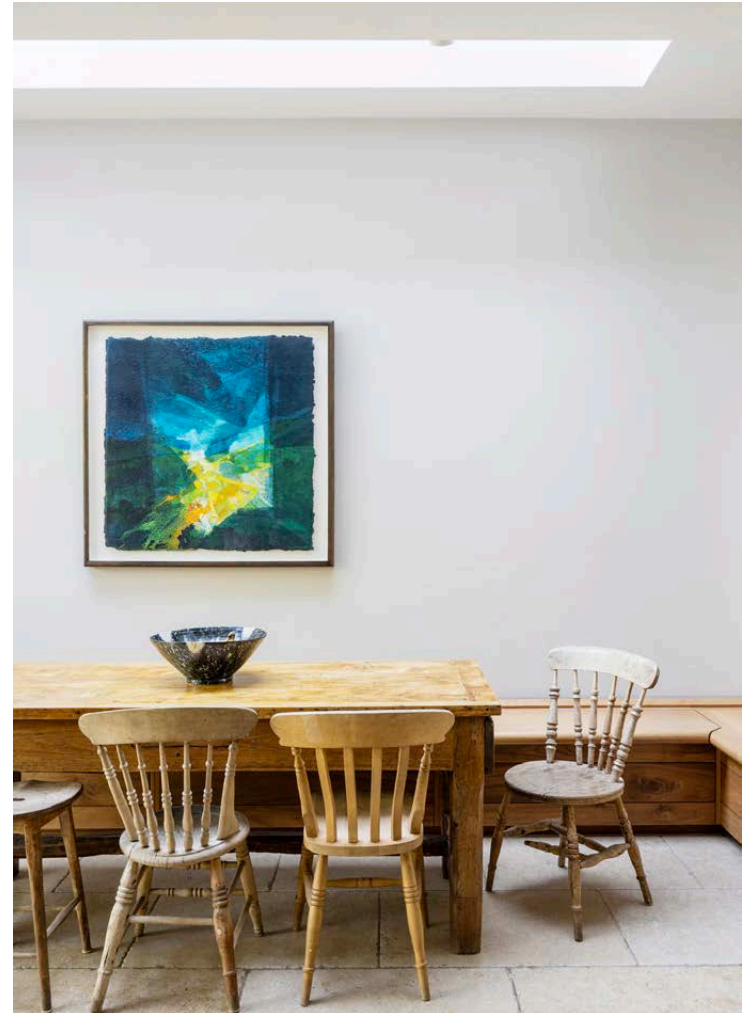




Resident permit holders only  
P  
Mon-Fri  
8.30 am - 6.30 pm  
Saturday  
8.30 am - 1.30 pm





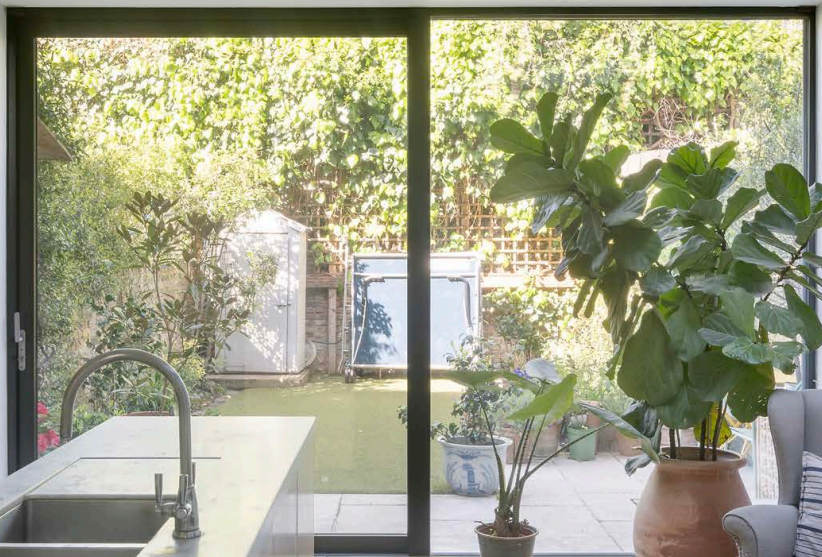








**Kitchen Area:** Features a long island with a white countertop and a stainless steel sink. To the left is a stainless steel range hood and a gas cooktop. The wall behind the counter is covered in white subway tiles. A shelf above the counter holds various kitchen items, including a toaster and a microwave.

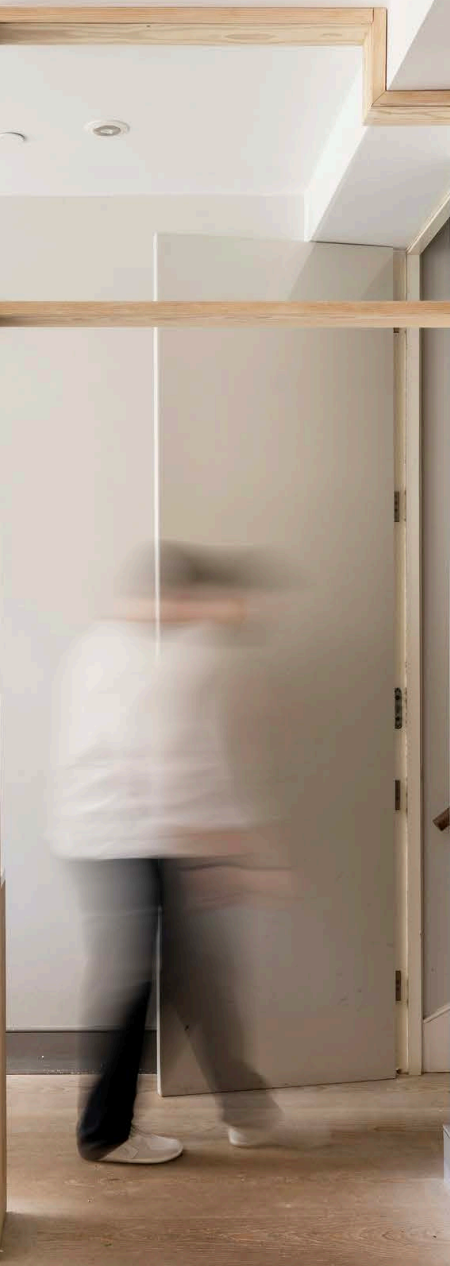












Upstairs, the principal bedroom suite exudes an opulent  
ambiance. Dark navy walls are punctuated by a trio of  
sash windows, casting light across wooden floorboards  
and a feature fireplace. Fitted wardrobes border the  
entrance to an en suite bathroom, fitted with an indulgent  
roll-top bathtub. Four further bedrooms are dressed in  
pastel tones, with pared-back design that prioritises a  
restful feel. Two benefit from en suite bathrooms, while  
the others share access to a spacious shower room.

Accessed from the second floor landing, the home  
additionally benefits from a serene terrace enclosed by  
blossoming greenery.



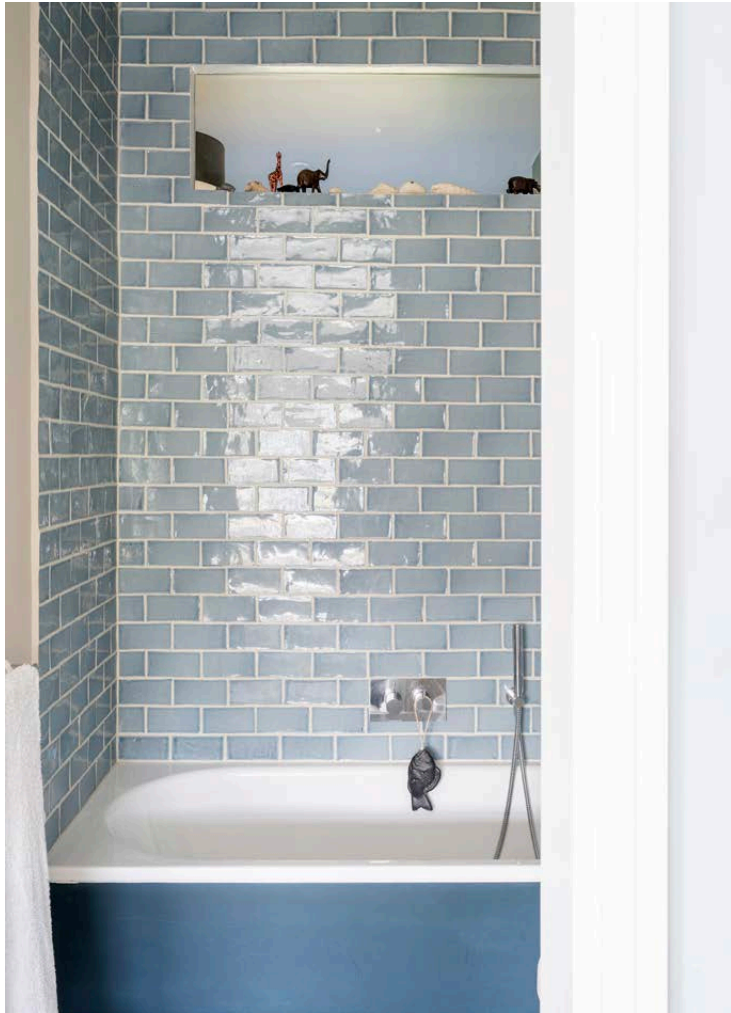






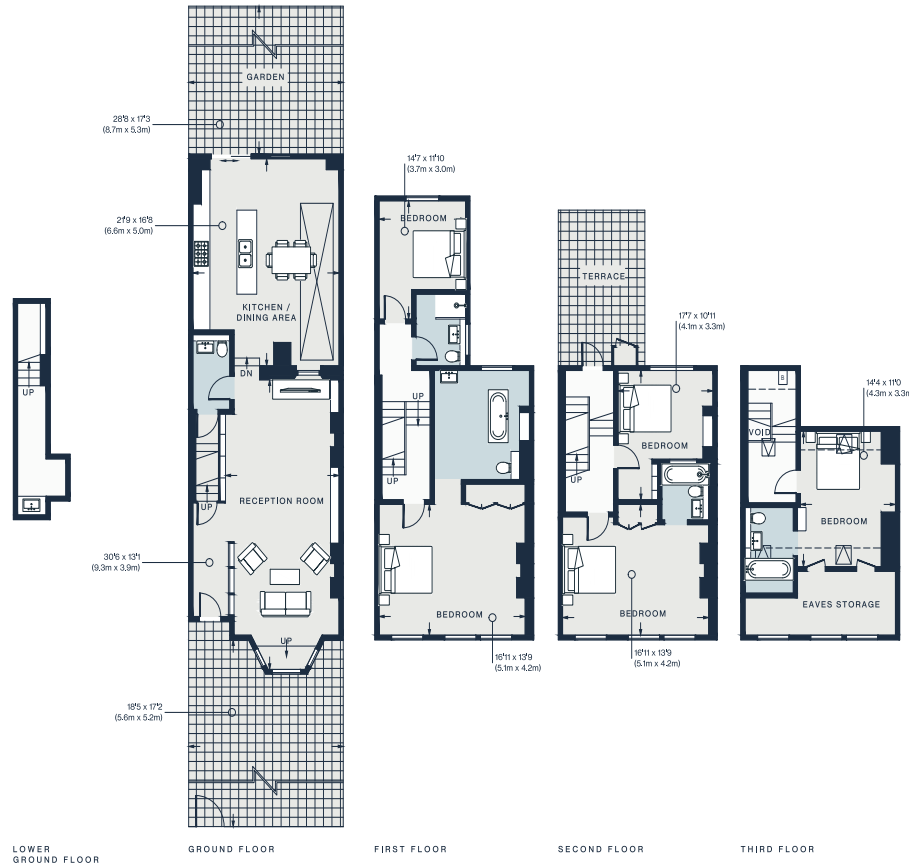












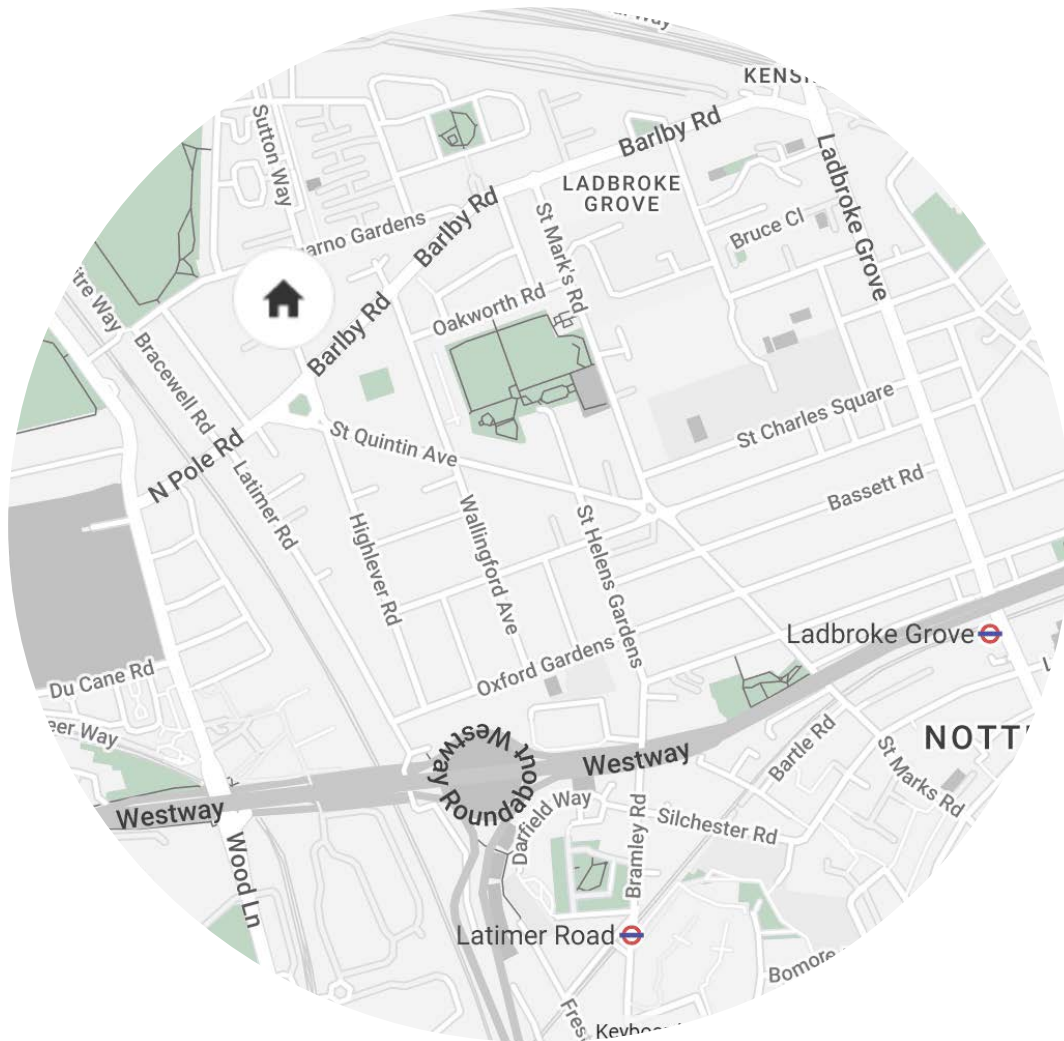
## Property Details

- Double reception room
- Open-plan kitchen and dining room
- Principal bedroom suite
- Two guest bedroom suites
- Two further bedrooms
- Shower room
- Terrace
- Private garden

Approx. 2,461 sq ft / 228.6 sq m  
EPC - TBC  
Tenure: Freehold  
Council Tax Band: G

Approx. Gross Internal Area = 2363 sq ft / 219.5 sq m  
Eaves Storage = 98 sq ft / 9.1 sq m  
Total = 2461 sq ft / 228.6 sq m  
(Excluding Void)

Floor plans are for illustrative purposes only and not to scale. Compliant with RICS code of measuring practice.



## Location

There's an easy-going community feel to North Kensington. Within walking distance of both Golborne and Portobello Road, there's an array of independent businesses on the doorstep. Shop for supplies at Golborne Deli & Wine Store, book lunch at Straker's or enjoy pastries to go from Lisboa. Spend weekends browsing the neighbourhood's renowned antique and vintage stalls. For luxury shopping, The Village at Westfield is close by – stop for a drink at the White City branch of Soho House.

Latimer Road – 15 mins (Circle, Hammersmith & City)  
Ladbrooke Grove - 16 mins (Circle, Hammersmith & City)



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