

DOMUS NOVA



Ladbroke Road W11
£4,250,000



There's a country-pile feel to this four bedroom villa in Notting Hill, drawn with natural light, organic textures and a leafy garden.

Tucked away from the vibrant thoroughfare of Notting Hill Gate, Ladbroke Road is a residential enclave lined with a variety of heritage architecture. Positioned on a corner plot by Horbury Mews is this elegant four-bedroom home; its four spacious floors are complemented by a thoroughly serene atmosphere.

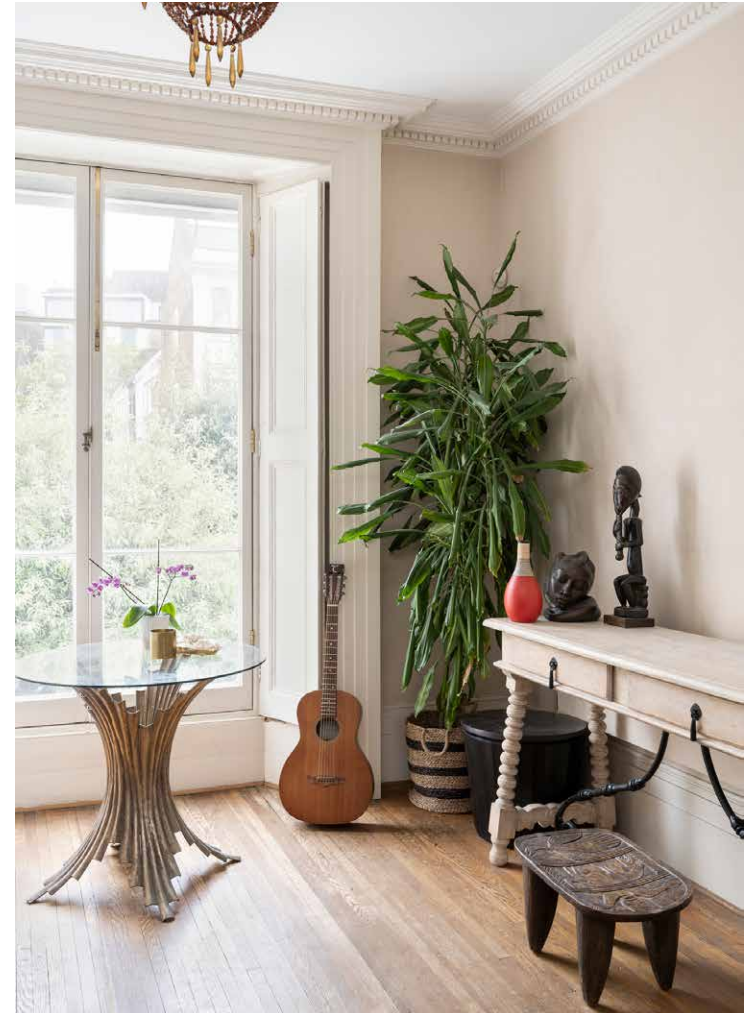
A set of stone steps leads to the upper-ground floor, with an entrance hallway that leads into the double reception room. The home's period pedigree is evident here, with decorative ceiling cornicing, a smart fireplace surround and shuttered sash windows. Pale wood floors and neutral walls set a calming tone for interior creativity. Down a carpeted staircase, reach the open-plan kitchen and dining room. Square floor tiles are finished in an array of earthy tones, contrasting with the whitewashed handleless cabinets. A door opens onto the private garden, which is texturally engaging across the brick walls, stone floors and array of verdant planting.







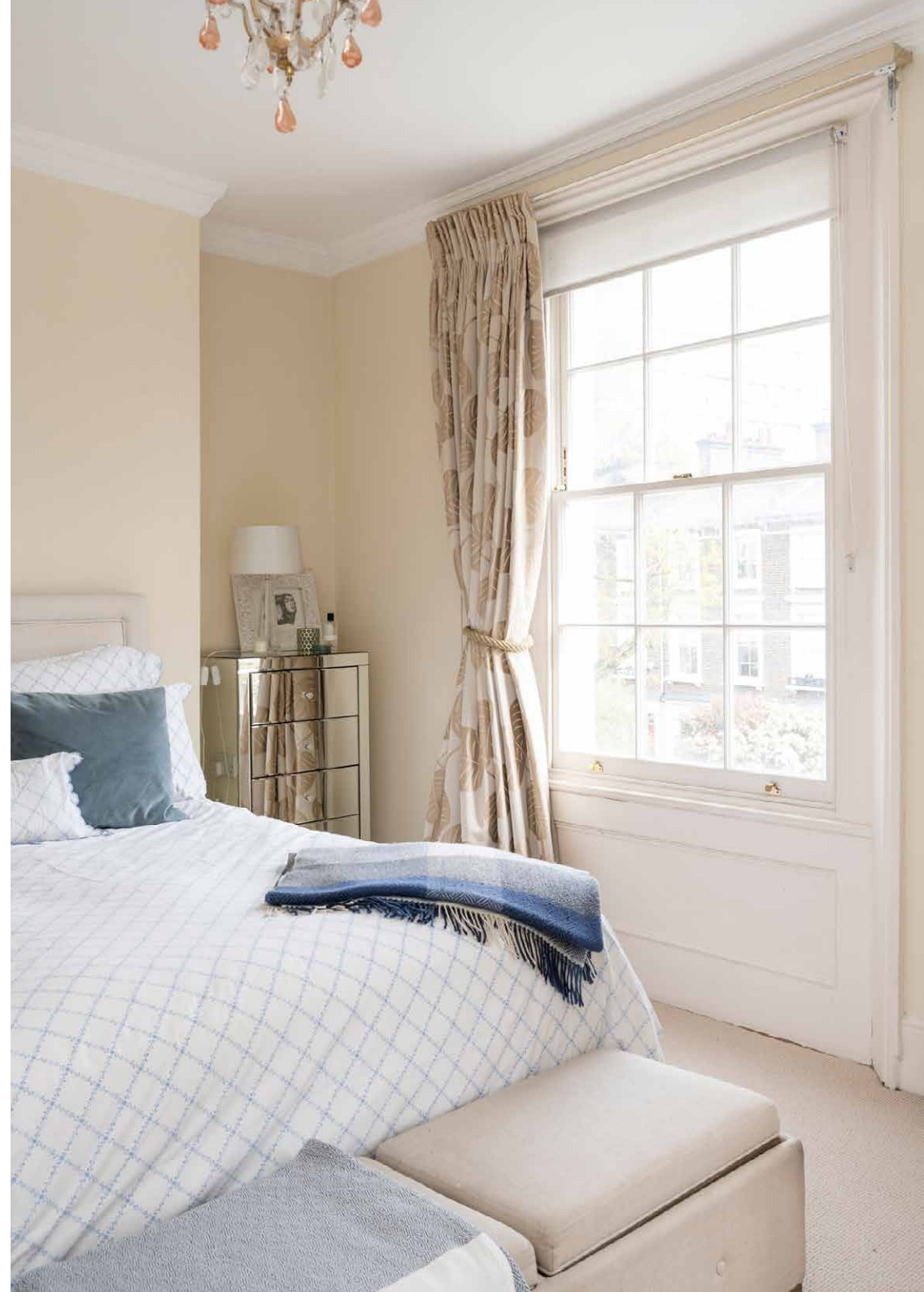




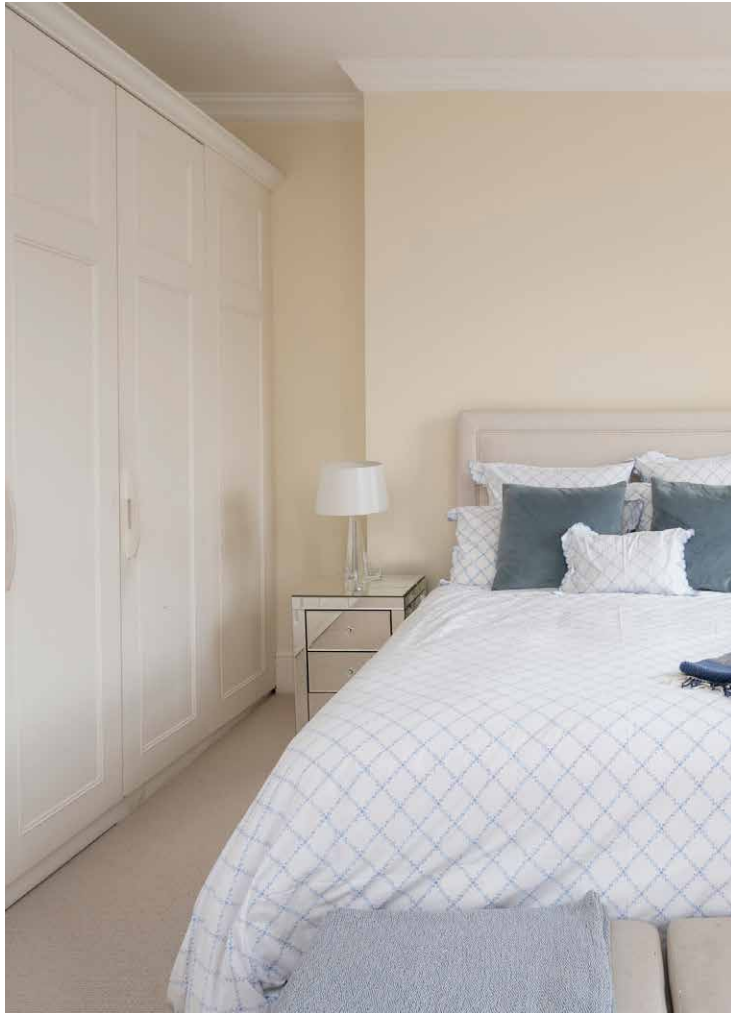


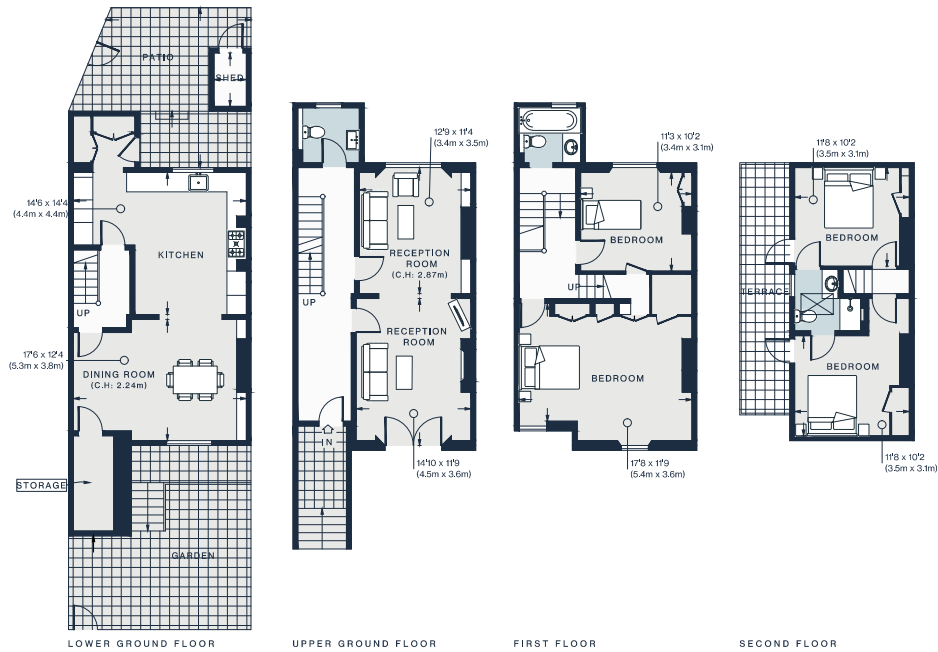


The home's four bedrooms are spread across the upper two storeys, each with reams of sunlight and sophisticated design. On the first floor, the principal bedroom is serene and stylish: full-height curtains frame sash windows, pale carpets run underfoot and a row of smart wardrobes offer neat storage. Sharing this floor is a guest bedroom and contemporary bathroom. At the top of the home, two further bedrooms share a Jack and Jill bathroom.









Property Details

- Double reception room
- Open-plan kitchen and dining room
- Principal bedroom
- Three guest bedrooms
- Two bathrooms
- Additional WC
- Private garden and patio
- Royal Borough of Kensington & Chelsea

Approx 1,899 sq ft / 176.5 sq m

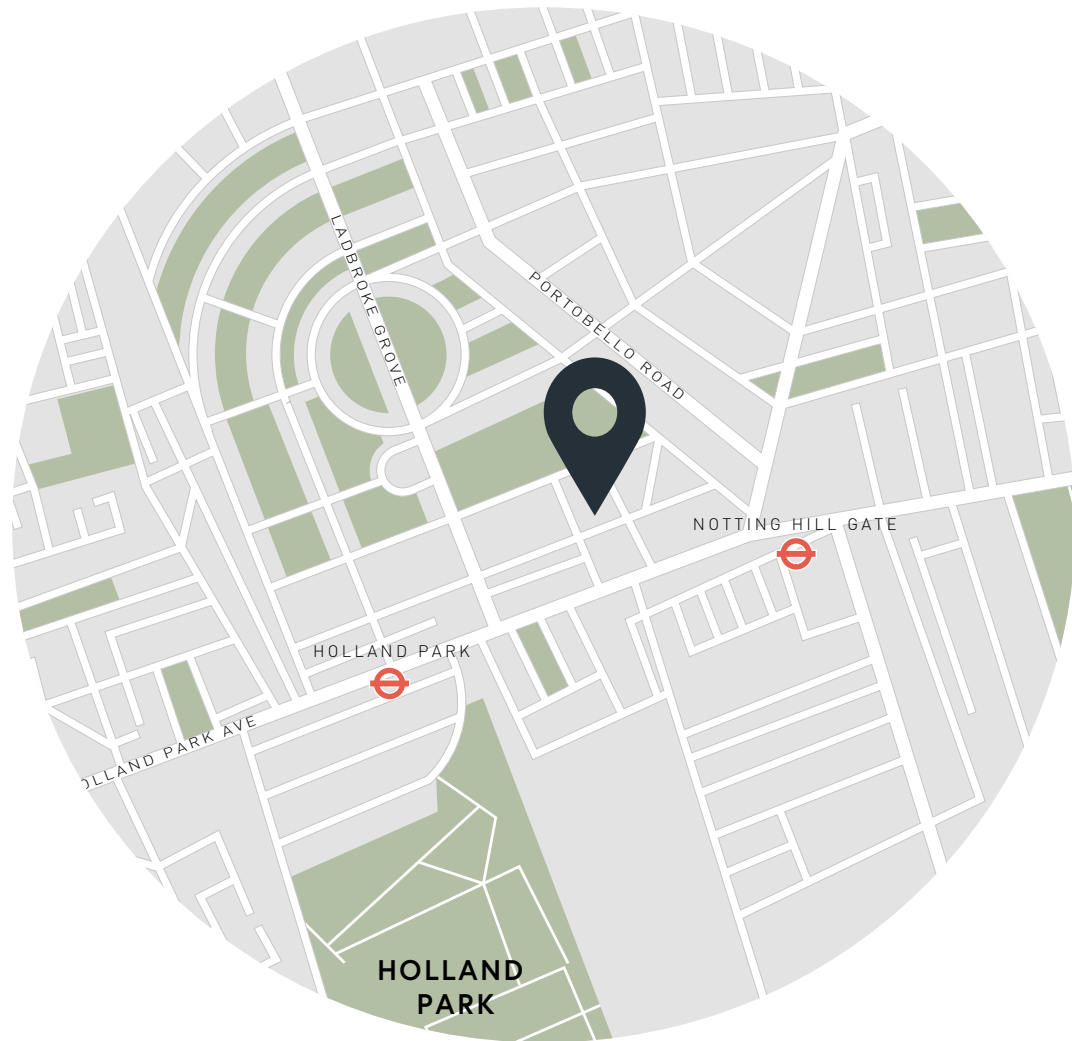
EPC=E

Tenure: Freehold

Council Tax Band: H

Approx. Gross Internal Area = 1899 sq ft / 176.5 sq m (Excluding Shed)

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



Location

On the doorstep to Notting Hill Gate and Holland Park, Ladbroke Road is poised to enjoy an eclectic set of retail, food and entertainment spots. Start the day with Pilates at Heartcore, followed by brunch at Farm Girl. Stock up on organic produce at Sally Clarke's, before perusing the vintage stalls that line iconic Portobello Road. For peaceful strolls, Kensington Gardens is close by – which leads to the Serpentine Lido for outdoors swimming. Come evening, there's a fantastic array of restaurants, from Gold to Six Portland Road and Core by Clare Smyth.

Notting Hill Gate (3 mins)

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