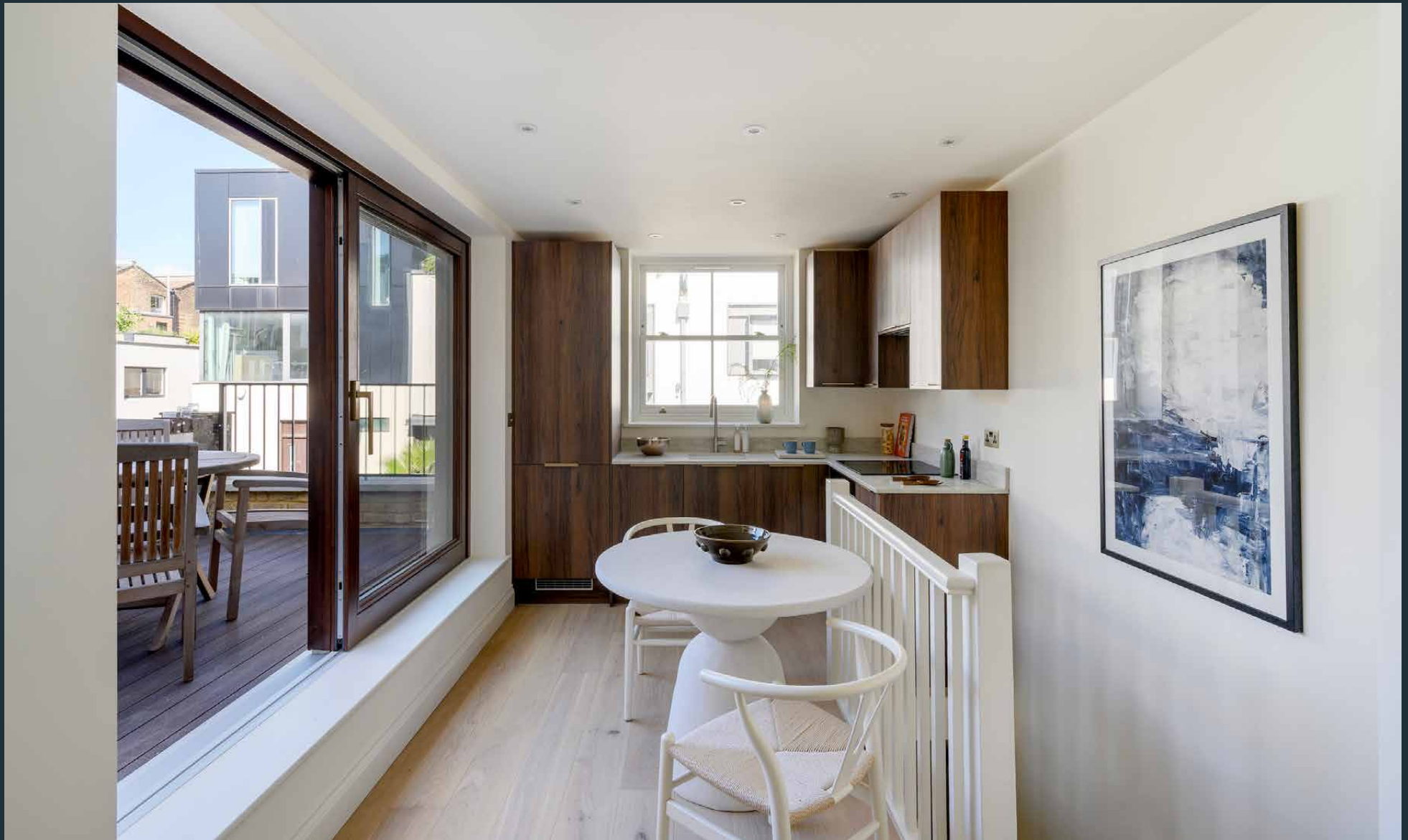


DOMUS NOVA



Munro Mews W10 – £1,095,000

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Beyond the cobbles and collage-like façades of Munro Mews, this two-storey home combines generous natural light with considered finishes by Pelican Architecture & Design.

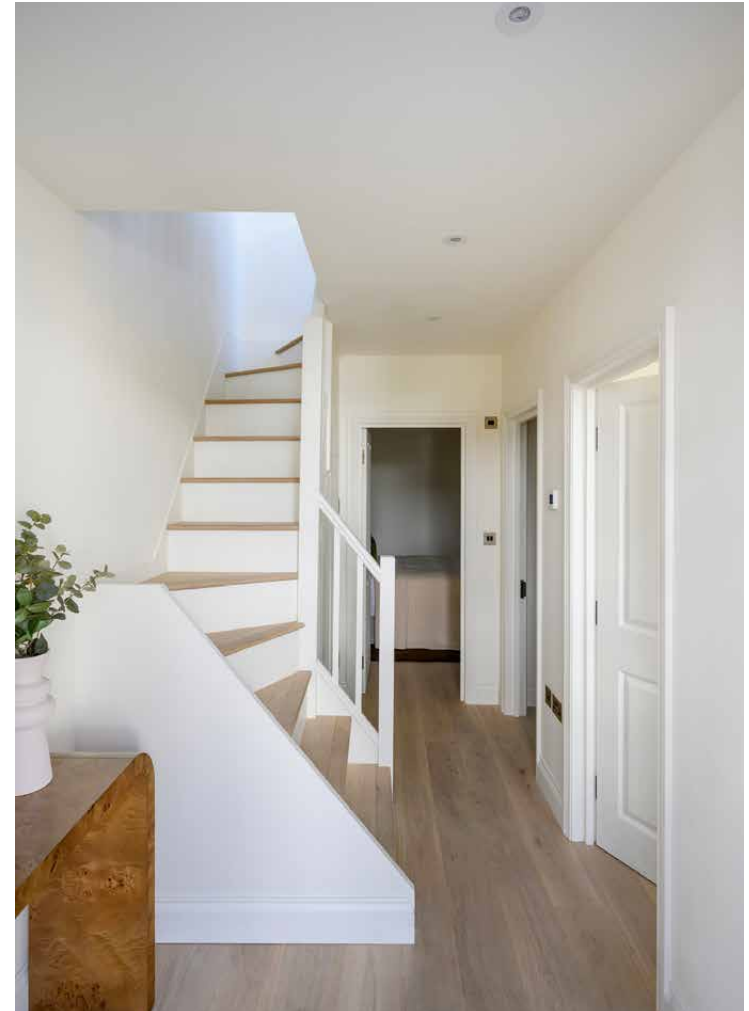
The first floor is given over to an open-plan living space, with Farrow & Ball 'White Tie' walls and engineered oak flooring. A walnut-framed sliding door opens onto a private terrace, creating an easy connection between inside and out. Its northwest-facing aspect ensures it is primed for late afternoon and early evening sun.

Inside, the L-shaped kitchen brings a richer note, with walnut-effect cabinetry, quartz worktops and splashbacks, and newly installed integrated Lamona appliances. From here, the space opens naturally into a relaxed sitting area, where a cast-iron radiator, Soho Home sconces and an easy television set-up make it feel instantly comfortable.

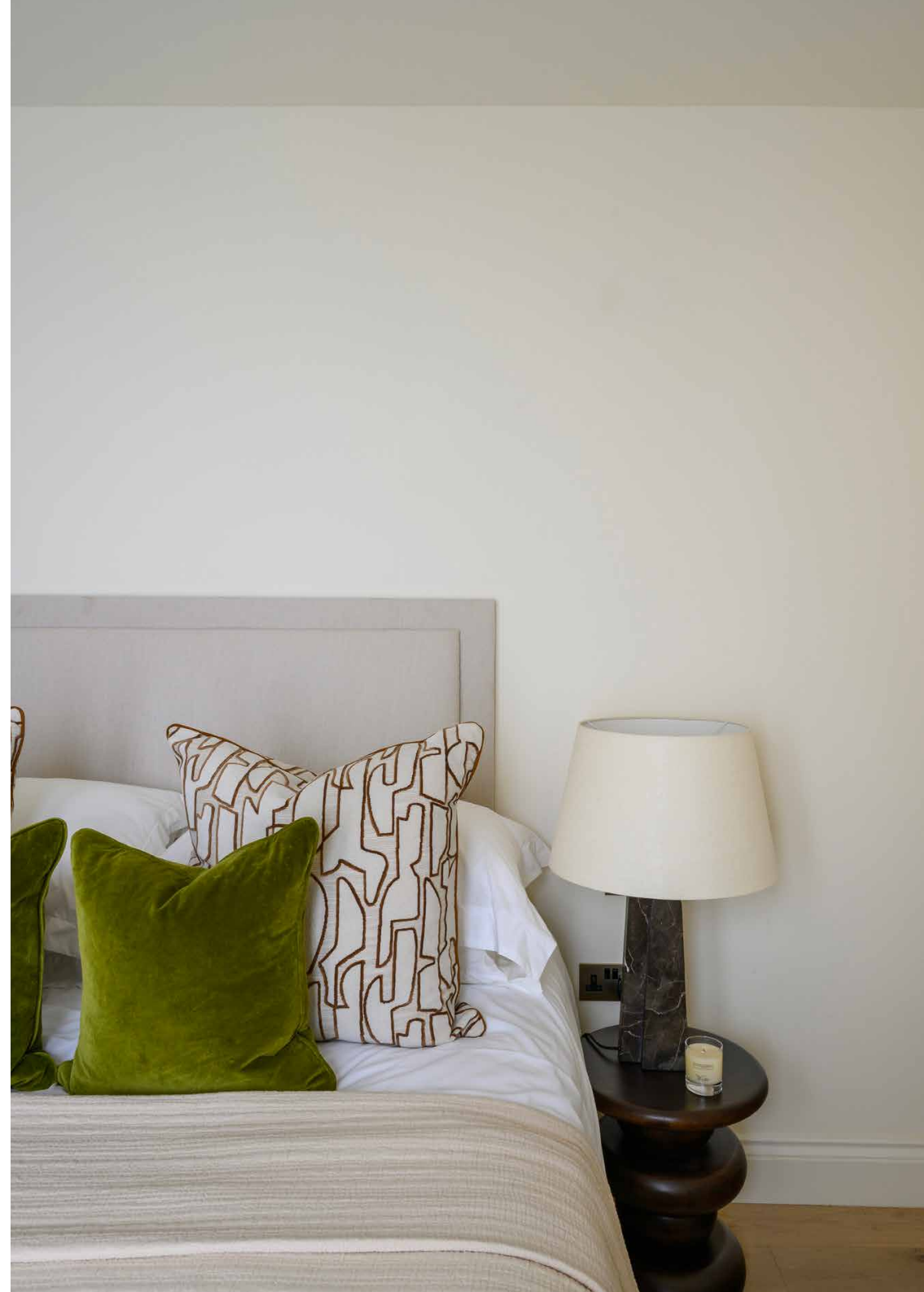




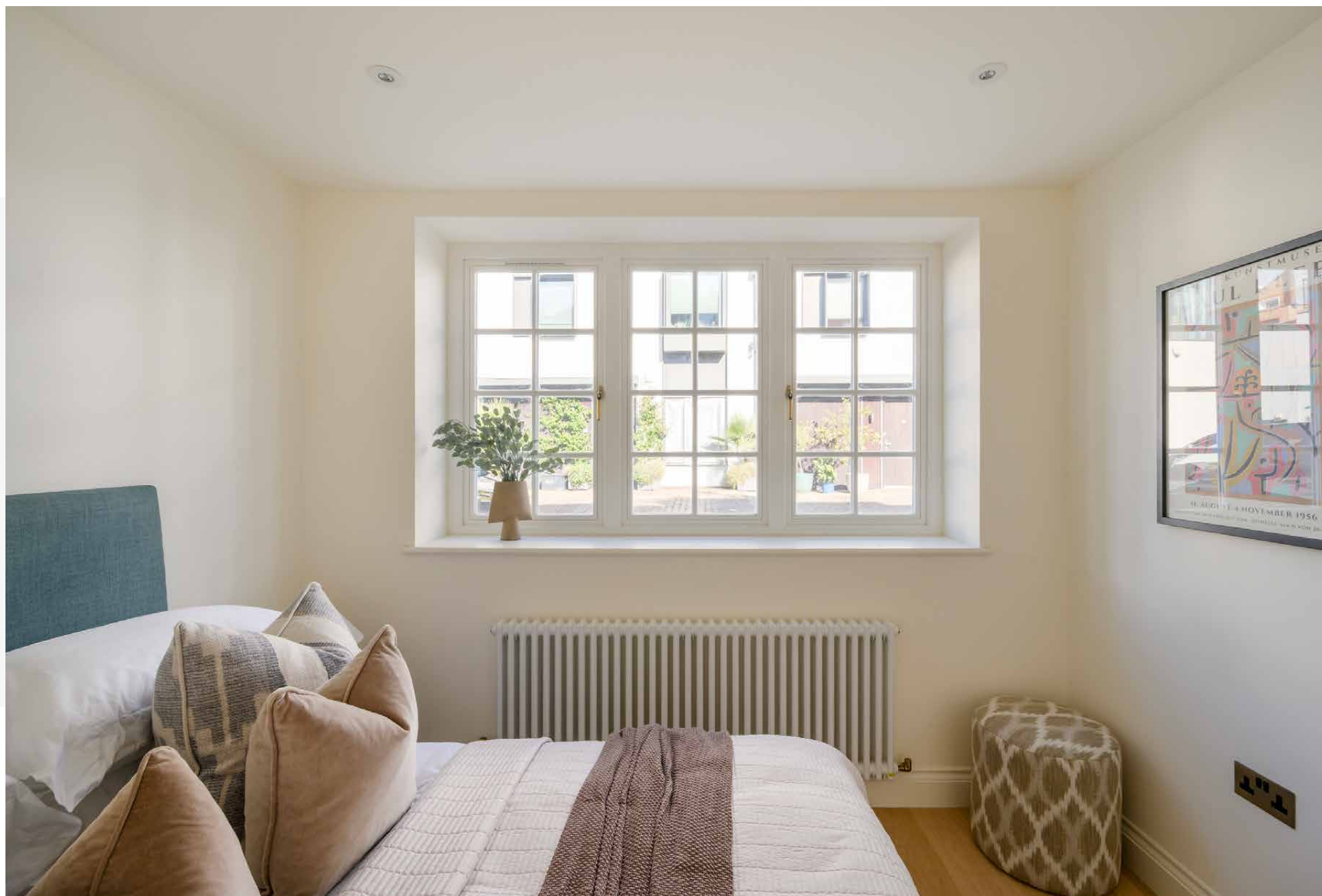




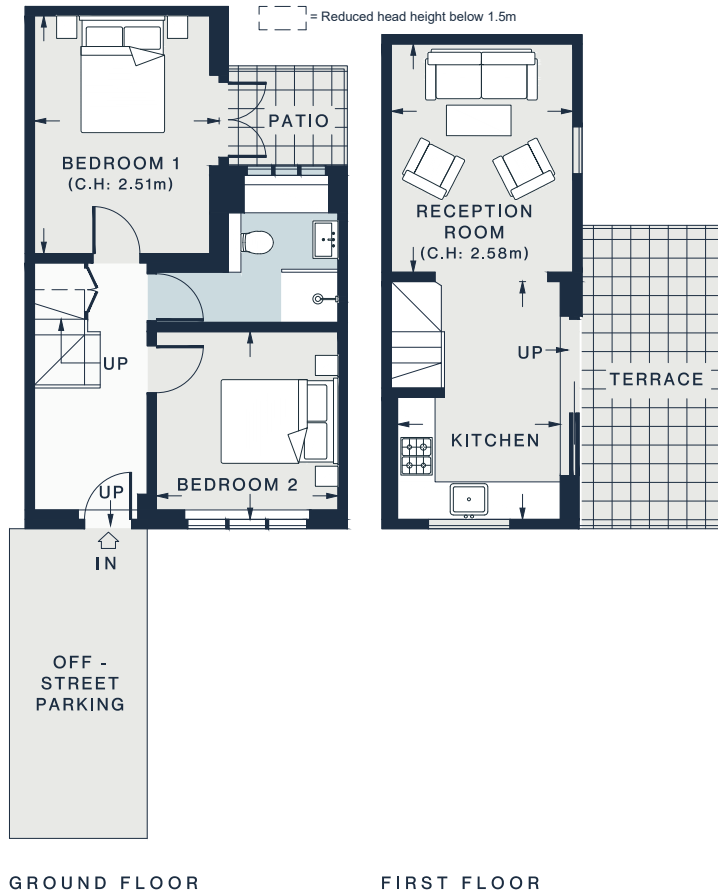
Downstairs on the ground floor, the bedrooms are finished in calm, neutral tones and benefit from large windows. The principal bedroom also has access to a private light well. A shared bathroom completes the level, with a rainfall shower lined in Bert & May skinny metro tiles, a Parker & Howley freestanding vanity and underfloor heating.











RECEPTION ROOM
11'11 x 9'7 (3.6m x 2.9m)

KITCHEN
12'6 x 8'7 (3.8m x 2.6m)

BEDROOM 1
12'5 x 9'7 (3.7m x 2.9m)

BEDROOM 2
9'10 x 9'5 (3.0m x 2.8m)

Approx. Gross Internal Area = 591 sq ft / 54.9 sq m

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

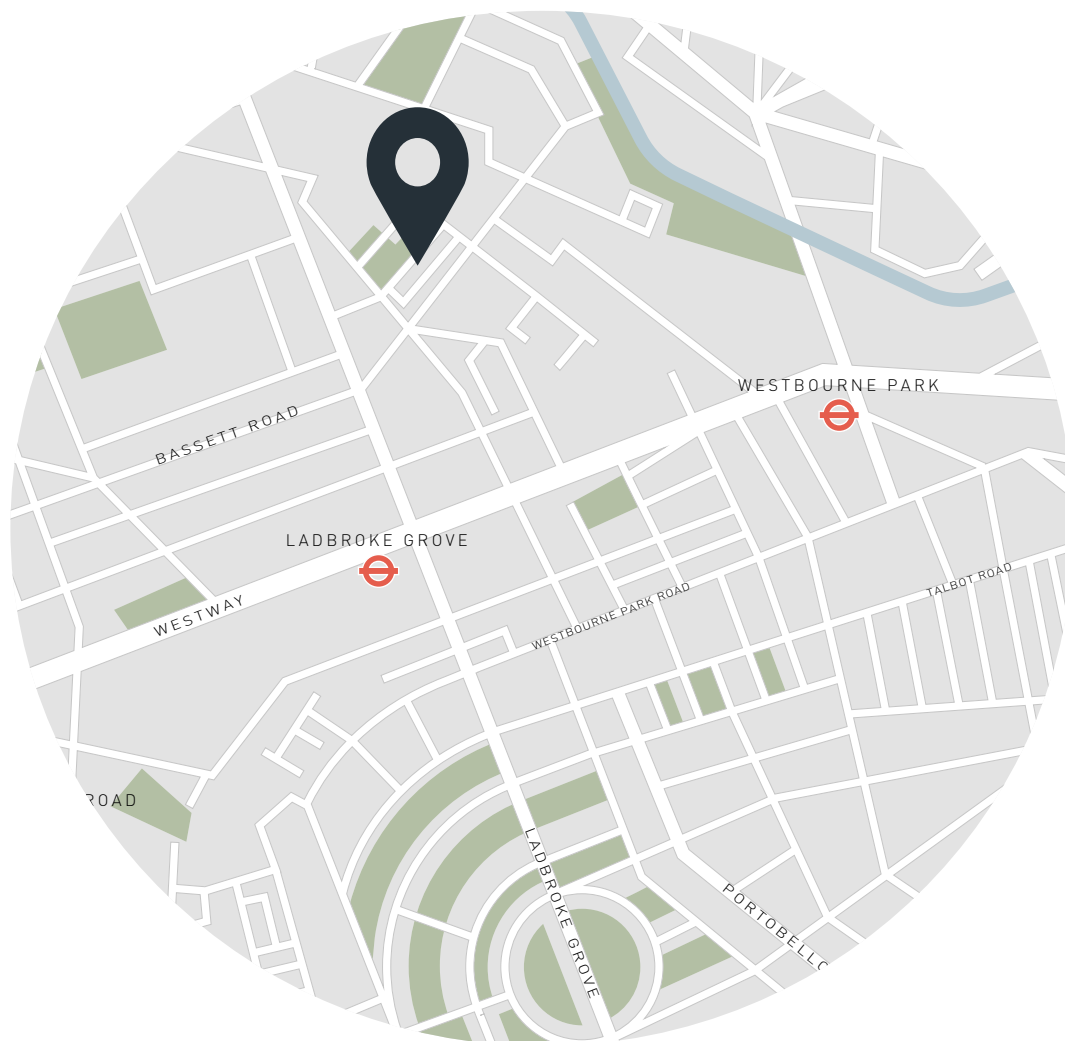
Recently renovated by Pelican Architecture & Design
Sought-after mews location, moments from Golborne Road
Open-plan kitchen and reception room
Principal bedroom
Guest bedroom
Shower room
Private terrace
Dedicated parking space
Royal Borough of Kensington & Chelsea

Approx. 591 sq ft / 54.9 sq m

EPC=C

Tenure: Freehold

Council Tax Band: E



Location

Life on Munro Mews puts you within easy reach of two of west London's most characterful neighbourhoods. Start with coffee and something fresh from Layla's Bakery, wander towards Portobello Road for its vintage stalls and familiar bustle, or head down to Golborne Road, where independent shops, cafés and restaurants give the area its distinctly local feel. Westbourne Grove is close enough for a change of pace, with boutiques and Daylesford Organic along the way, while the Grand Union Canal offers a quieter route when you want to get away from it all. Come evening, pick up a bottle from Golborne Deli & Wine Store before dinner at Straker's, Canteen or The Fat Badger, then settle in for a drink at The Pelican.

Ladbroke Grove – 9 mins (Circle, Hammersmith & City)

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
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sales@domusnova.com

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