

DOMUS NOVA



Pembroke Mews, W8 – £3,461 p/w (SL)

In partnership with **BARNES**
INTERNATIONAL REALTY



Down a cobbled mews street, an immaculate dove-grey exterior introduces the sophisticated interiors of Pembroke Mews. From its corner position, the home follows the arc of the sun, with natural light flooding through numerous windows. Fully air conditioned throughout with top-of-the-range Daikin units, it offers year-round comfort.

The open-plan reception room and kitchen occupy the entire first floor, enjoying a stunning south facing aspect. Sash windows on two sides and a glass roof over the reading nook create a wonderfully light and tranquil space. The streamlined kitchen features integrated Miele appliances, a breakfast bar and marble-topped mahogany dining table, while oak wooden floors run throughout the reception space.



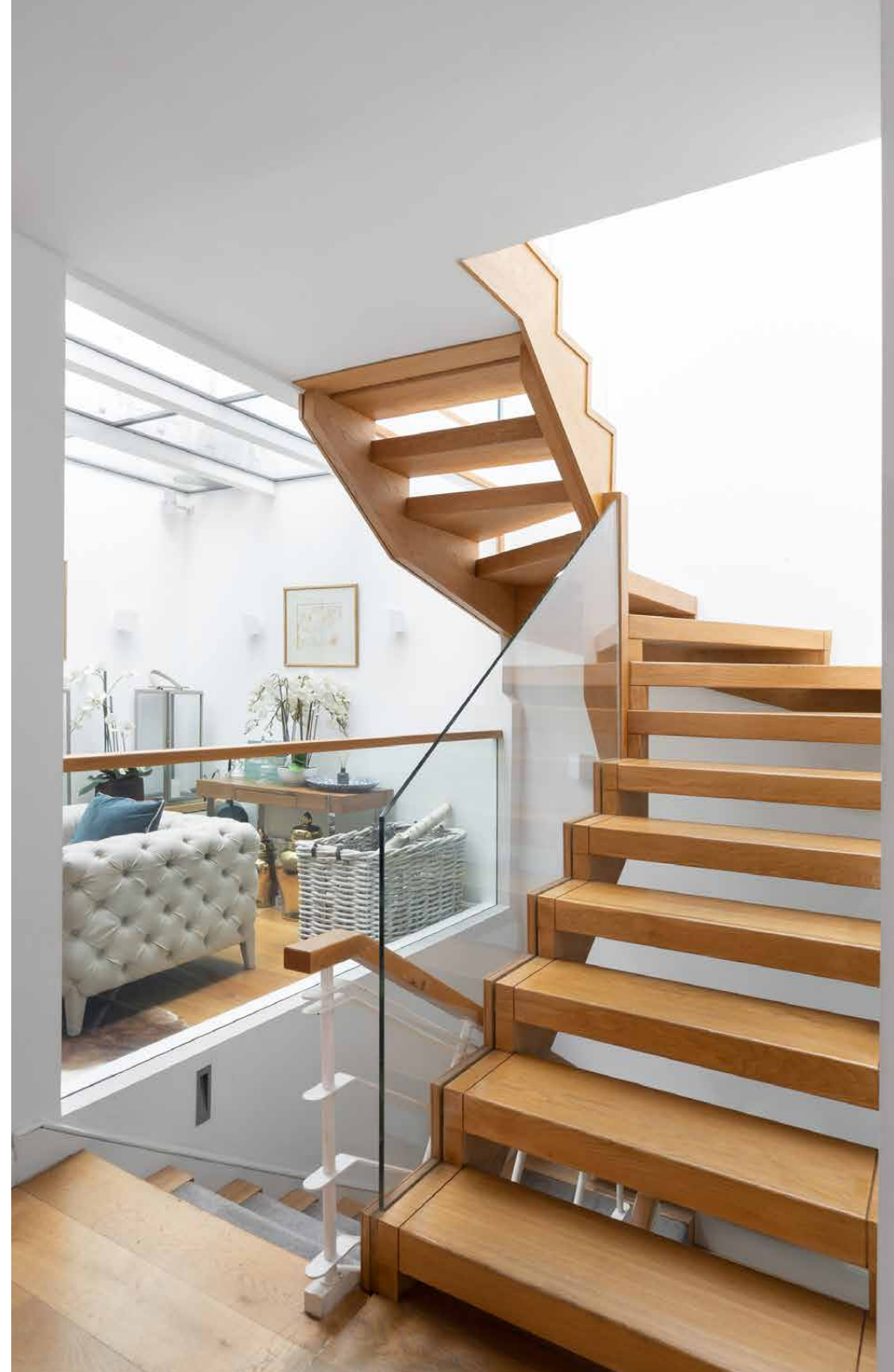








Family life continues in the spacious lower-ground kitchen, dining and living room. Pale walls, blonde floors and stone-coloured furnishings make for a thoroughly soothing interior palette. Rustic touches, such as the tree root coffee tables, succulents and ceramic vases, converse with contemporary sculptural lights. Refined, natural tones continue into the kitchen and dining areas, brightened through expansive ceiling glazing. From the living space, slide back bi-folding windows for effortless harmony between the inside and out. The south-facing garden patio is framed by leafy greenery; a suntrap setting for afternoon lunches and evening drinks.



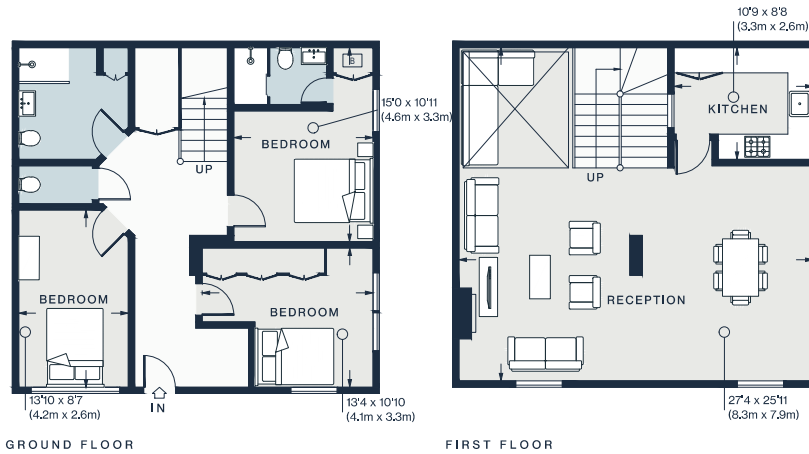
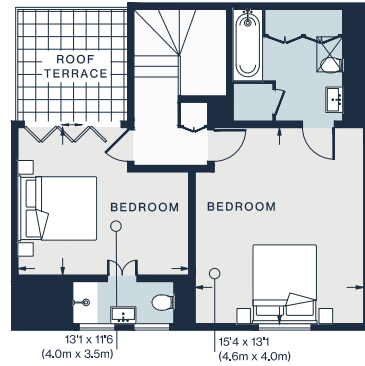












Approx. Gross Internal Area = 1,986 sq ft / 184.5 sq m

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.

Property Details

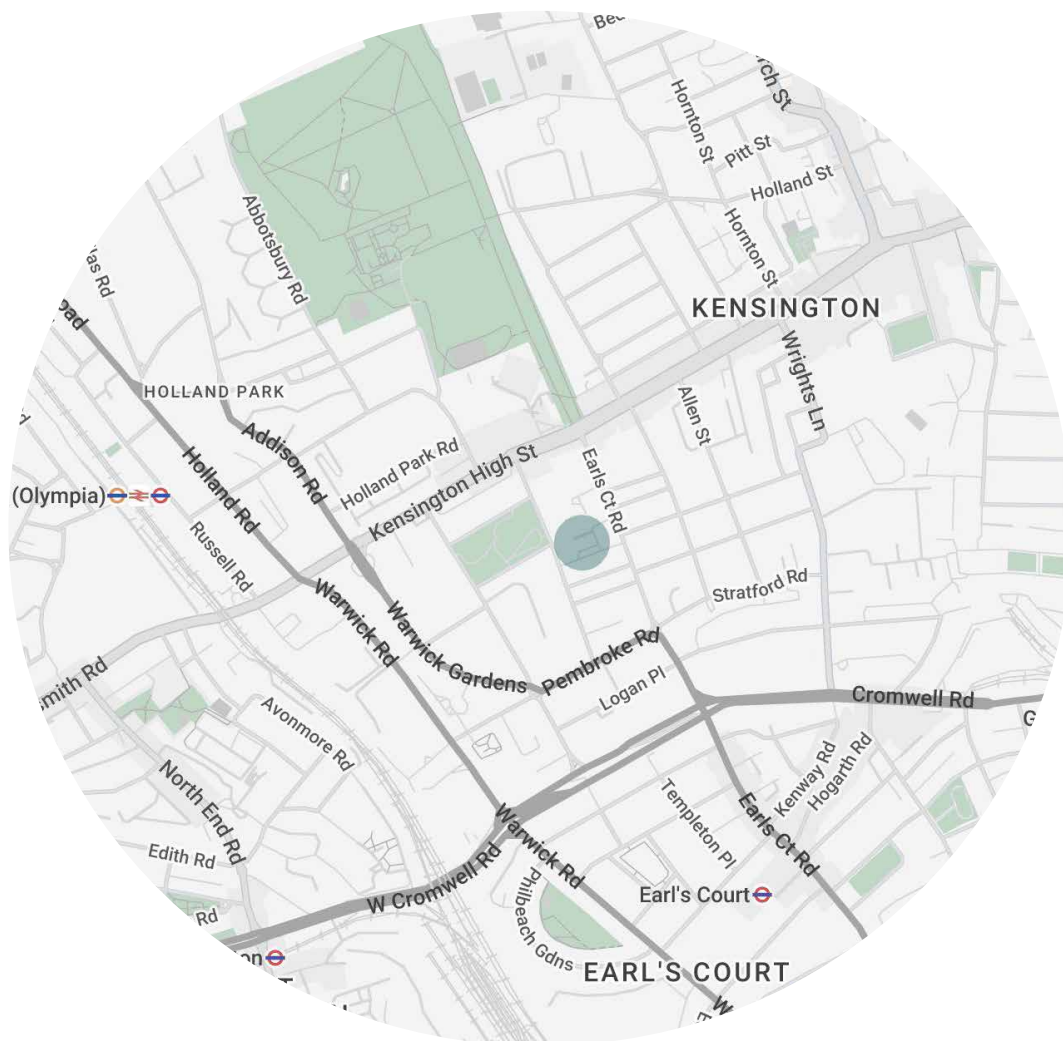
5 bedrooms, 4 bathrooms
Open-plan kitchen, dining and living room
Daikin air conditioning units throughout
Master bedroom suite
Guest bedroom suite
Four further bedrooms
Private terrace
EE fibreoptic internet
Wi-Fi boosters on each floor
Royal Borough of Kensington & Chelsea

Approx. 1,986 sq ft / 184.5 sq m

EPC=C

Deposit: £20,769

Council Tax Band: H



Location

There's an away-from-it-all feel to Pembroke Mews, yet the inviting thoroughfares of Kensington and Earl's Court are just a stone's throw away. It's a five-minute walk to the manicured lawns of Holland Park, followed by a trip to the Design Museum or the Mosaic Rooms. An invigorating workout at 1Rebel on Kensington High Street. Head to coveted haunt the Troubadour for an evening of live music, followed by a cocktail at one of London's best speakeasys, Evans & Peel Detective Agency. Venture to the wealth of shops that line Chelsea's Kings Road, before an evening of fine dining at The Ivy, or Indian cuisine at Zaika, set in an elegant former bank.

High Street Kensington (9 mins)

Earls Court (14 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
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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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