

DOMUS NOVA



Queen's Gate SW7 – £3,000,000

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INTERNATIONAL REALTY



In the middle of this historic South Kensington street – bookended by Kensington Gardens and Old Brompton Road – is an elegant three-bedroom apartment. Spread across the second floor of a handsome period townhouse, the lateral home exudes sophistication with its carefully considered tonal scheme, quality materials and timeless finishes – imagined by the interior design experts at Robelia.

From the home’s entrance, bi-folding doors reveal an open-plan kitchen, dining and reception room. Immaculately-laid Versailles flooring spans the entire space, complemented by the neat wainscoting across the walls. Natural light is diffused through two large French windows, while a contemporary pendant light provides a warm glow when night draws in. A log fireplace makes for a cosy focal point for the living area, or if the weather’s nice, head out through the glass doors to a private balcony – it’s framed with ornate cast-iron railings and backdropped by leafy trees.













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A wide archway, finished with Arabescato Vagli marble, leads into the kitchen and dining area. There's a calming atmosphere to the setting, with its high ceilings, neutral walls and reams of sunlight. Designed by Bakehouse, the bespoke sage-green kitchen cabinetry is paired with smooth whitewashed worktops and Swadling bronze tapware. Integrated Miele appliances keep things streamlined for all manner of culinary endeavours. If you're entertaining, there's also a built-in mirrored bar unit behind the living area.

Refined minimalism is the order of the day in Queens Gate's three bedrooms. The principal suite has a spacious footprint, introduced with smart wood floors arranged diagonally. Its en suite bathroom is a calming affair, finished with pale marble tiling and a rainfall shower. Two guest bedrooms are served by a large bathroom, wrapped in Arabescato Vagli marble and featuring an indulgent bath tub.

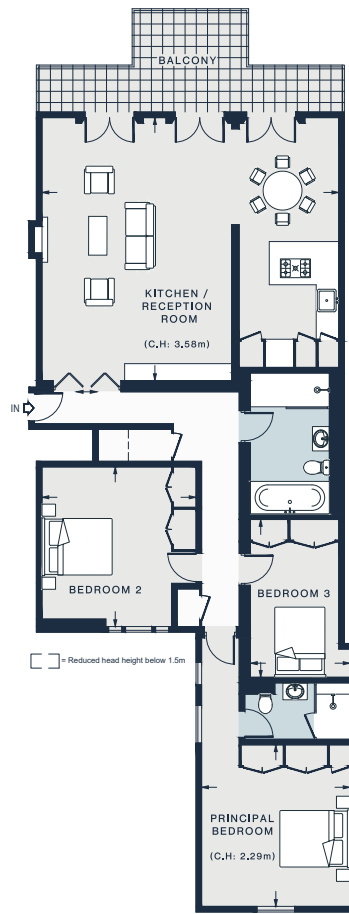












SECOND FLOOR

KITCHEN / RECEPTION ROOM

25'11 x 23'0 (7.9m x 7.0m)

BEDROOM 2

14'0 x 13'4 (4.2m x 4.0m)

PRINCIPAL BEDROOM

14'2 x 13'1 (4.3m x 3.9m)

BEDROOM 3

13'9 x 8'9 (4.1m x 2.6m)

Approx. Gross Internal Area = 1,452 sq ft / 134.9 sq m

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

Property Details

- Interior design by Robelia
- Open-plan kitchen, dining and reception room
- Principal bedroom suite
- Two further bedrooms
- One further bathroom
- Private balcony
- Royal Borough of Kensington & Chelsea

Approx. 1,452 sq ft / 134.9 sq m

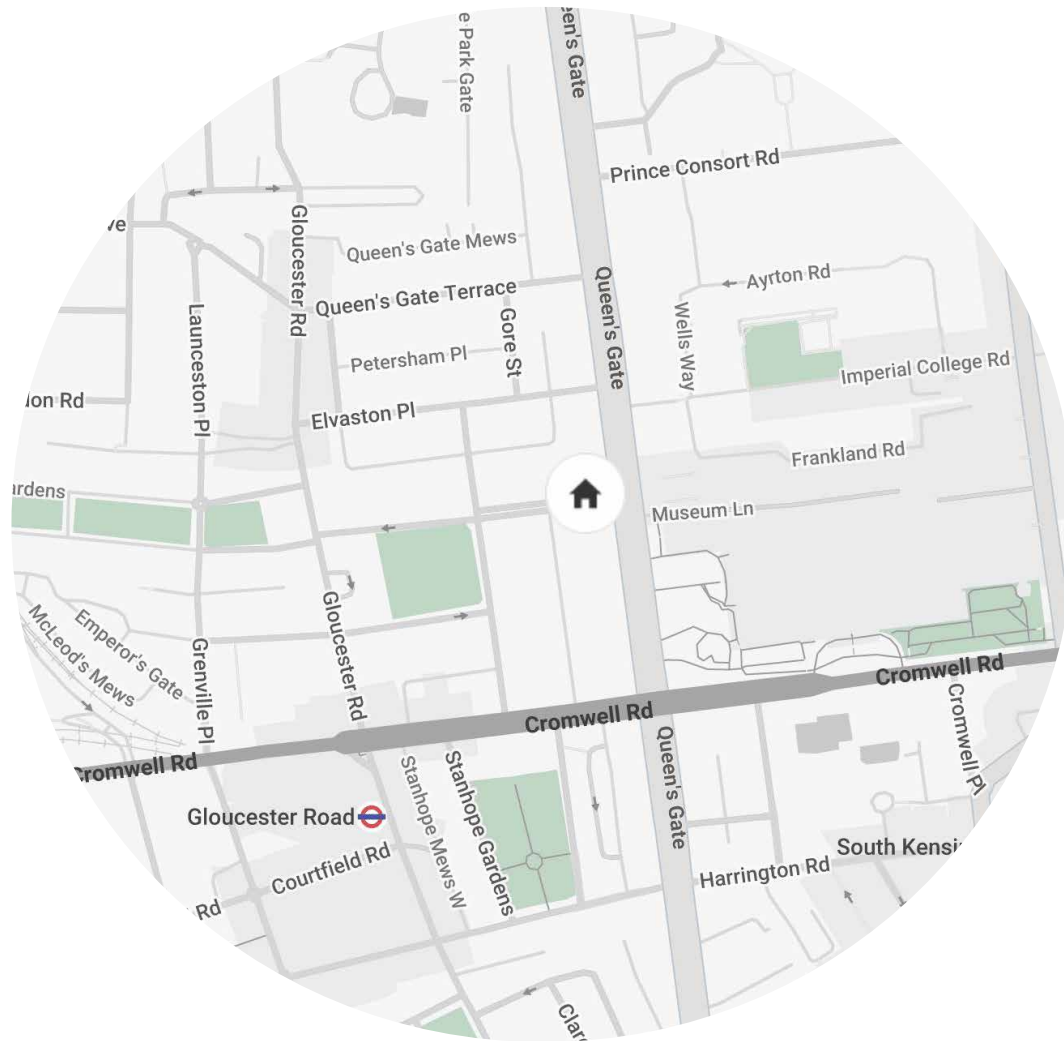
EPC= C

Tenure: Leasehold

Lease Length: circa 170 years

Council Tax Band: H

Service charge: £8,000 per annum



Location

Running parallel to Exhibition Road, Queens Gate is poised to enjoy the capital's best museums and culture. Coveted local restaurants such as Wild Tavern, Le Petit Beefbar and Zuma are perfect for get-togethers after a stroll around Hyde Park, with its sprawling lawns and outdoor lido. For a day of shopping, there's Kensington High Street to the north, Chelsea's iconic Kings Road to the south and the upmarket department stores of Knightbridge to the east – followed by a performance closer to home at The Royal Albert Hall. Head to coveted haunt the Troubadour for an evening of live music, followed by a cocktail at one of London's best speakeasies, Evans & Peel Detective Agency.

South Kensington- 6 mins (Circle, District, Piccadilly)



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

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and Ibiza's design-led homes

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