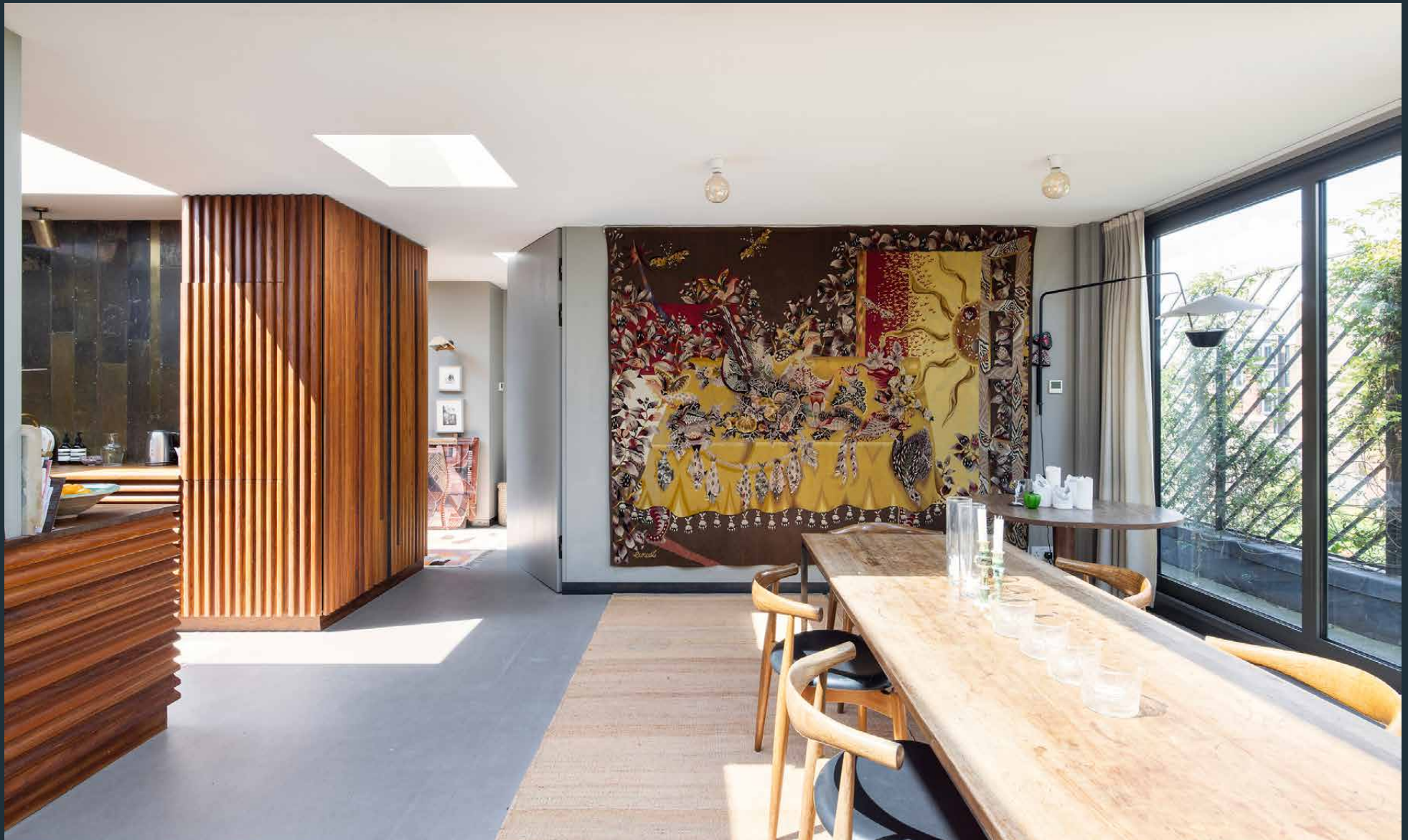


DOMUS NOVA



Upper Montagu Street, W2 – £5,500 p/w (LL) / £8,500 (SL)

In partnership with **BARNES**
INTERNATIONAL REALTY



Showstopping inside and out, this one-of-a-kind five-bedroom penthouse, complete with an unrivalled roof garden, transports you far beyond its Marylebone neighbourhood.

Set over the sixth floor of a redbrick period mansion block, this penthouse apartment conceived by architect Chris Thompson defies expectations at every turn. In stark contrast to its regal exterior, eclectic interiors by architectural salvage and design studio Retrouvius are both contemporary and timeless, paring reclaimed and natural materials to striking effect.

It's easy to forget you're in the heart of Marylebone here. Take the lift to the sixth floor and step out to a sprawling garden that's the definition of an urban oasis. Backdropped by far-reaching views, considered landscaping brings a welcome sense of serenity and escapism – and a temporary reprieve from city life.

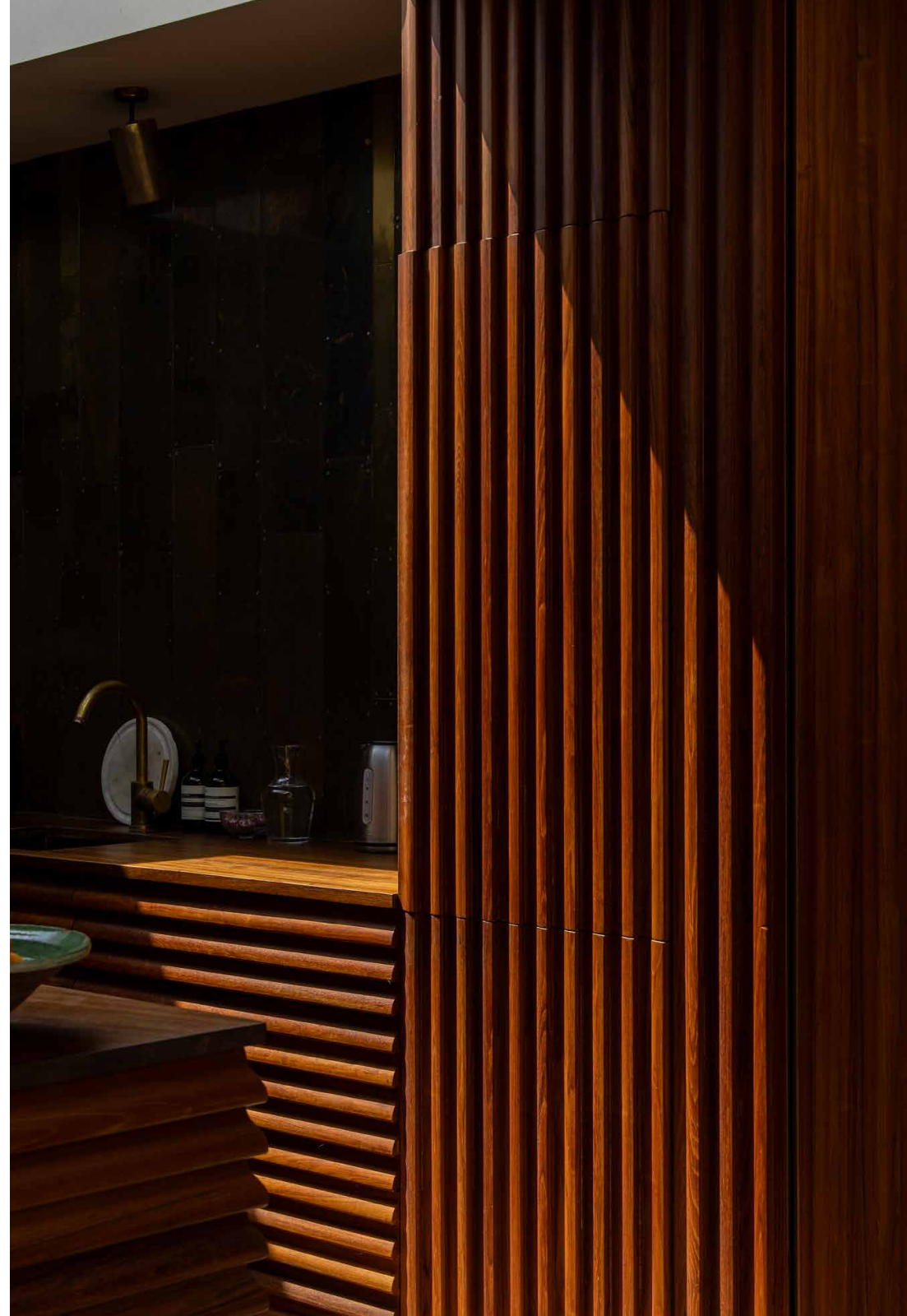
Arranged around a meadow-style courtyard replete with wildflowers, living spaces look out onto greenery. A glass roof and wall of retractable glass bathes a dining room of impressive proportions in natural light. Tailor-made for entertaining, seat a crowd around the long wooden table or slide open the doors to take things al fresco.

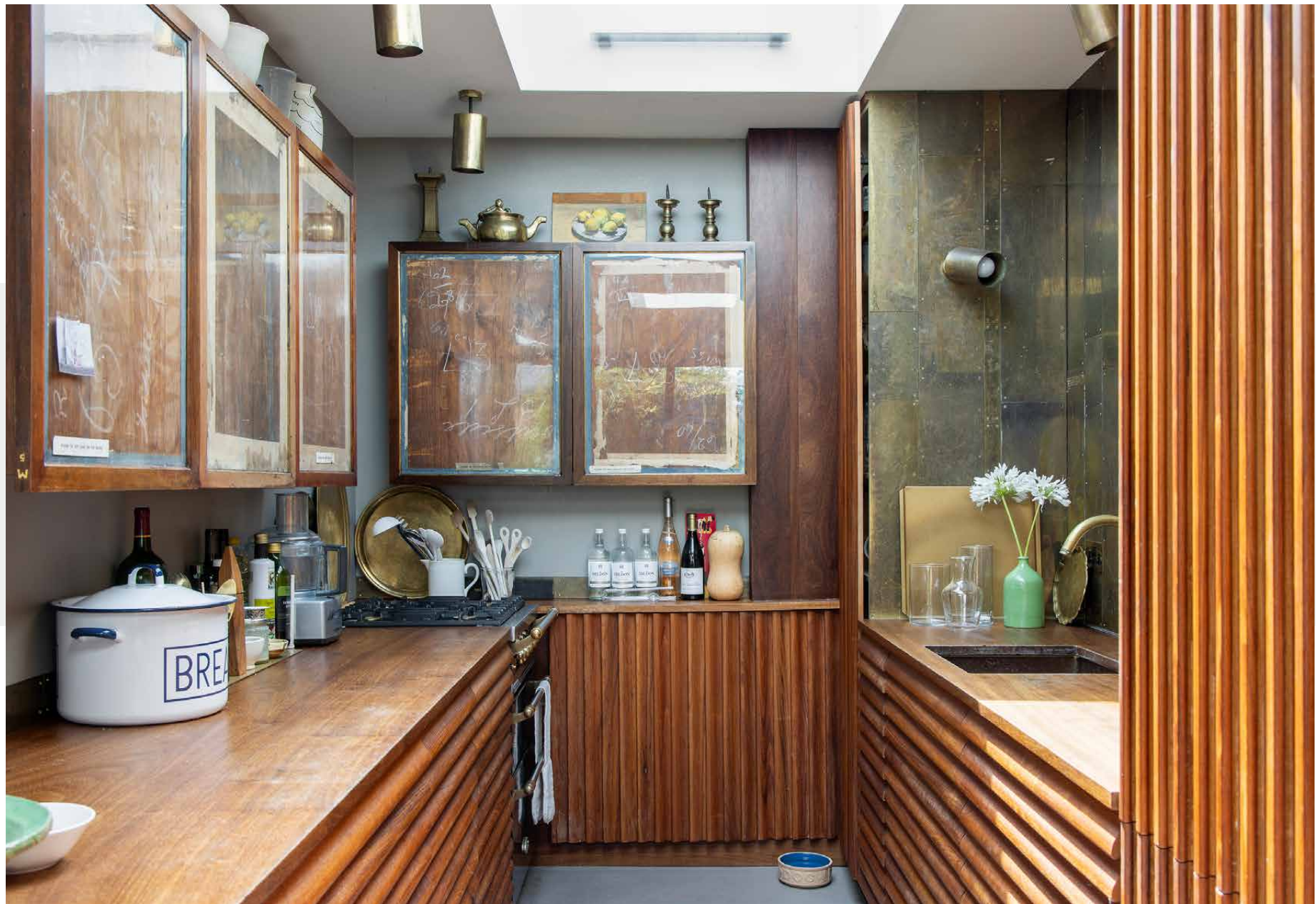




Salvaged materials have been given a new lease of life throughout. In the adjoining kitchen, wooden cabinets covered in curious chalk scribbles are preserved behind glass screens, while sheets of reclaimed brass illuminate the walls.

Each living space exudes personality. With its russet-toned wood panels, there's a soothing hygge-like atmosphere to the glass-fronted sitting room – an ideal spot for kicking back with a book. For movie nights, note the cosy snug, complete with an inviting leather sofa, espresso-toned walls and access to a wraparound terrace. There's also a quiet study space – pull the antique glass doors closed to get some work done.







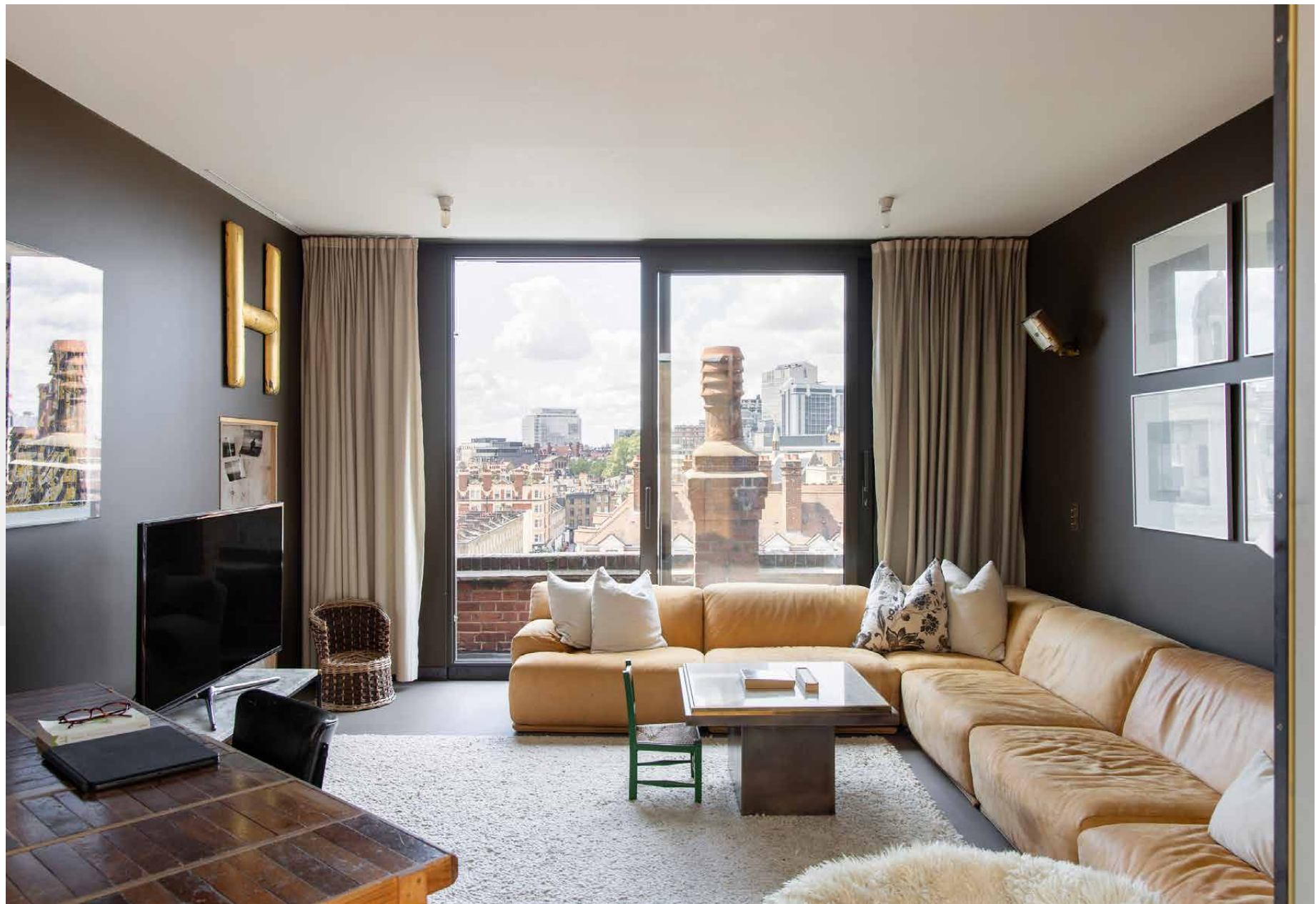


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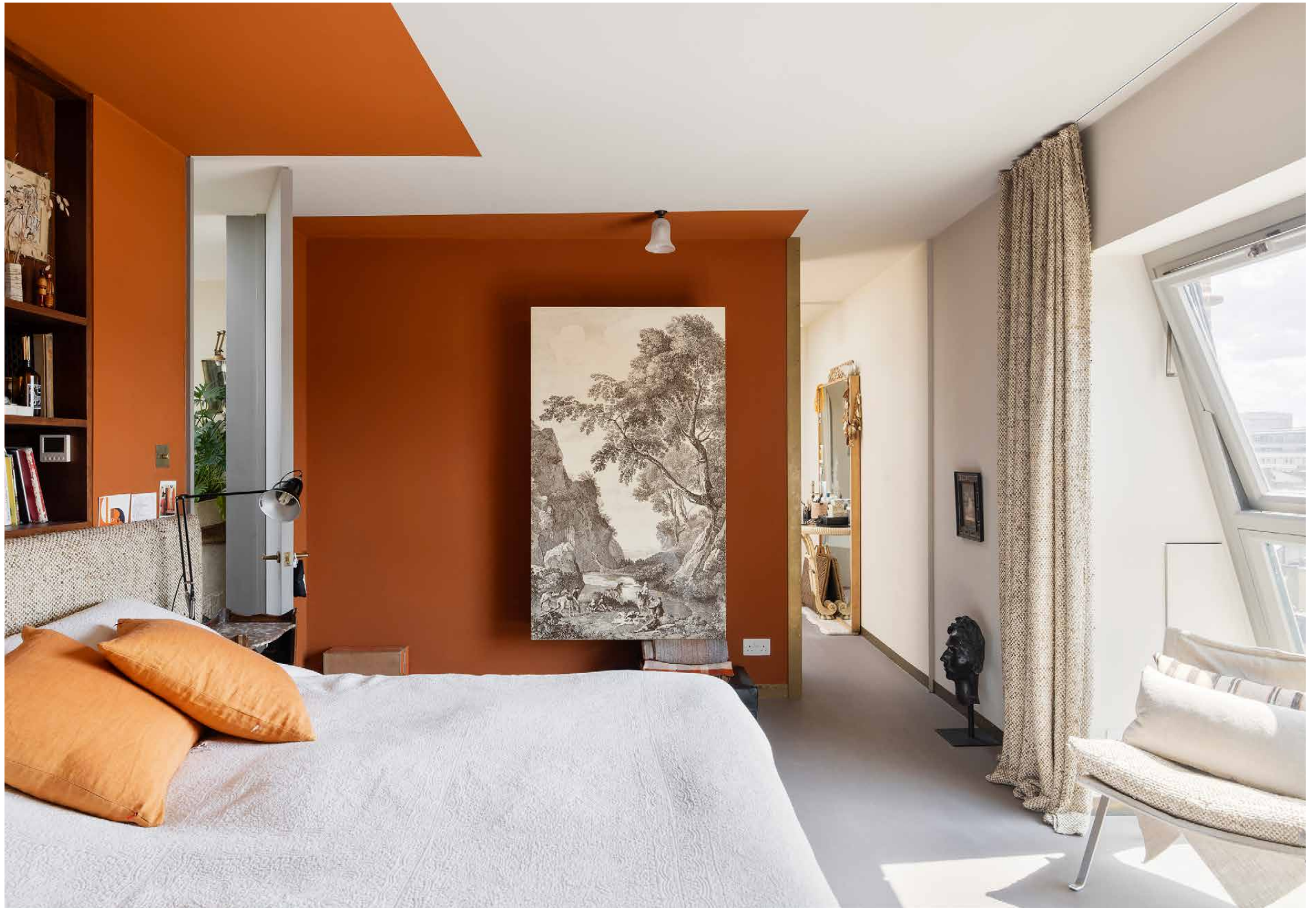


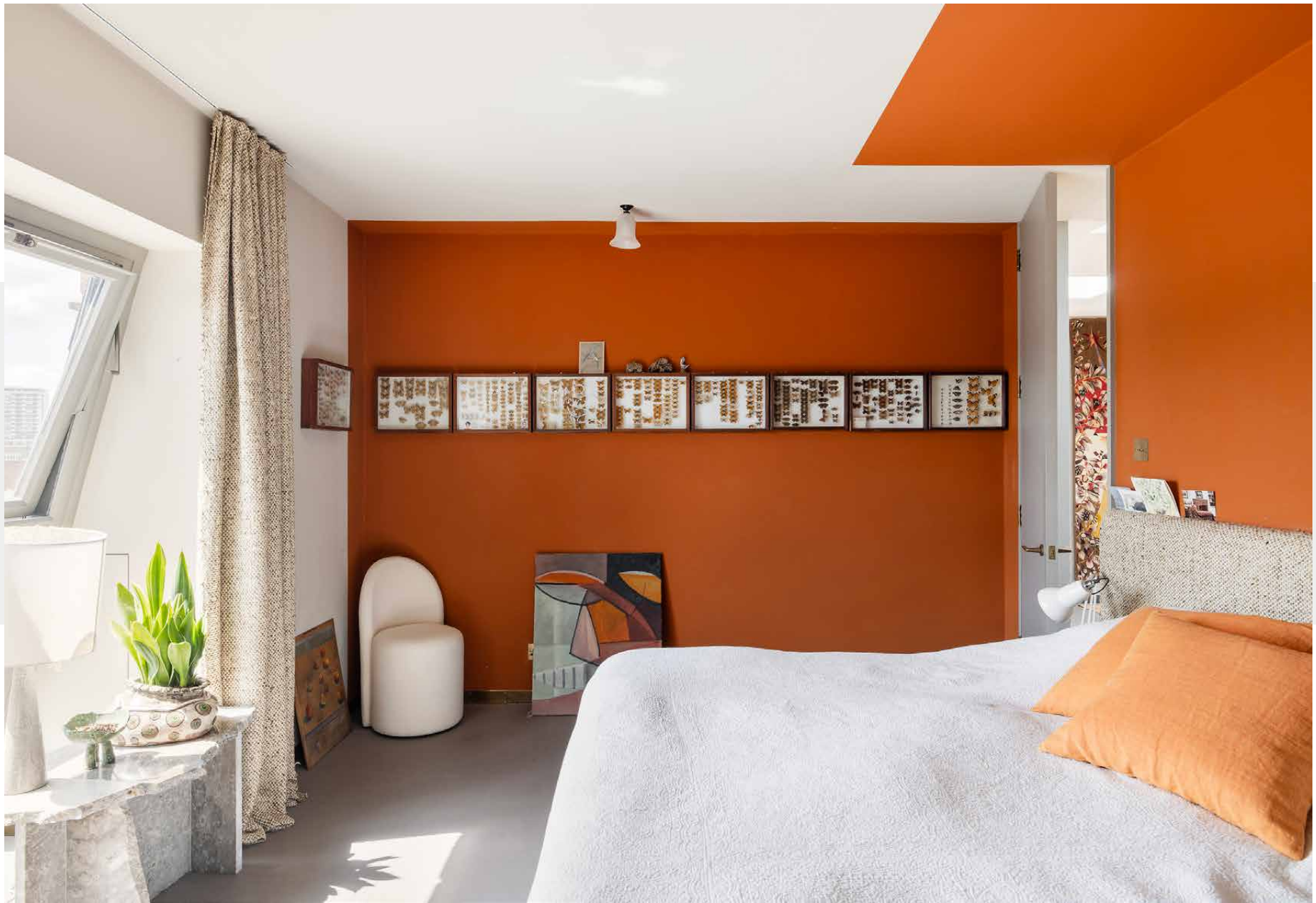


The apartment's five bedrooms are scattered throughout. The principal suite is enlivened with vibrant tangerine walls.

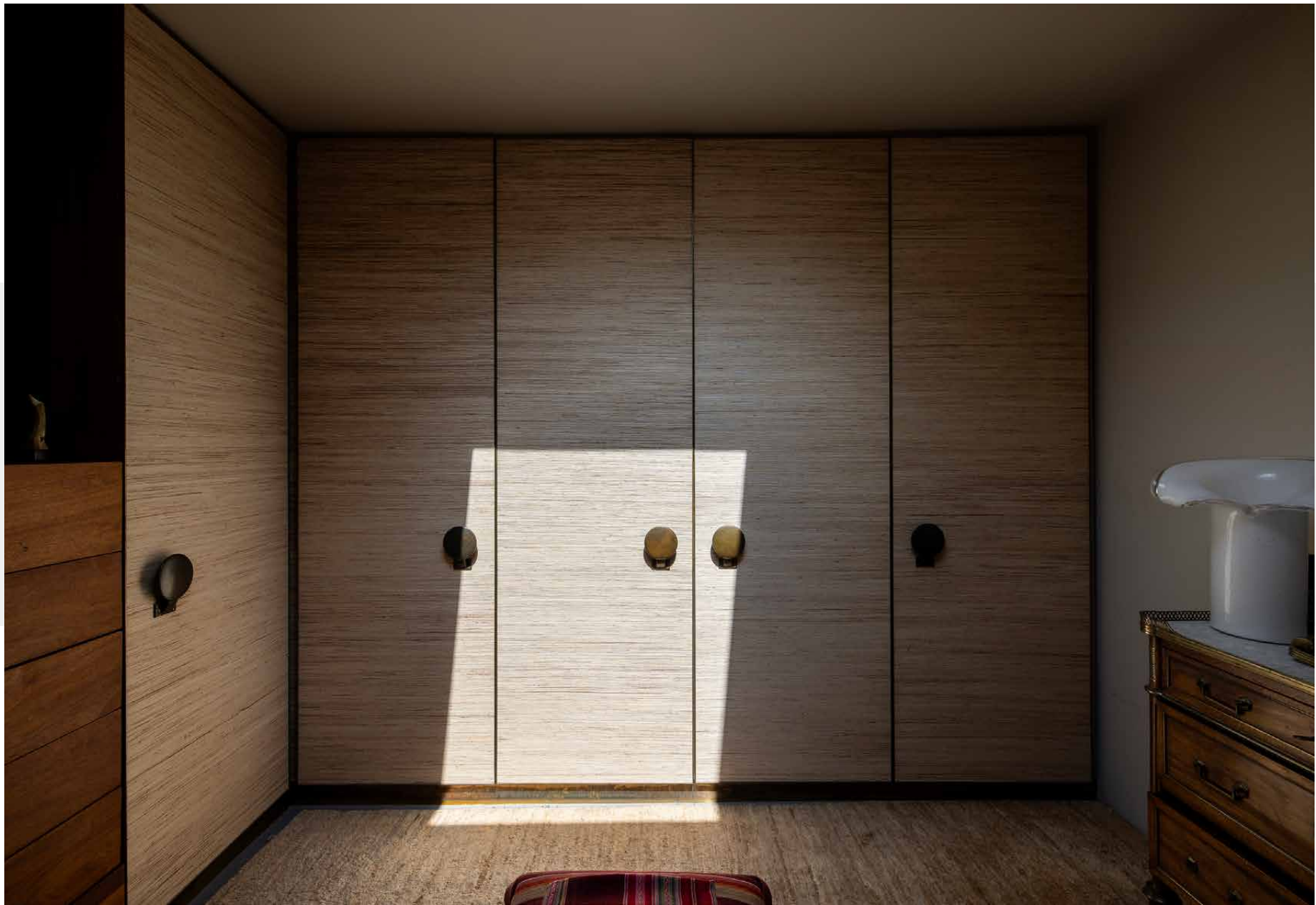
The pièce de résistance, however, is its en suite, found in the building's circular turret. Step through an arched opening to wooden panels that stretch to the ceiling, drawing the eye upwards. A porthole window sits above a freestanding bathtub, while on the other side of the curve, a rainfall shower is backdropped by white flecked marble.

Three further bedrooms – two twin rooms and one double – are served by two bathrooms, including a stone-clad shower room with cathedral-like proportions. Additional sleeping accommodation is accessed from the garden. A cosy cabin bedroom under a pitched roof is ideal for visiting guests. A second cabin is set up as a painting room, should creative inspiration strike.









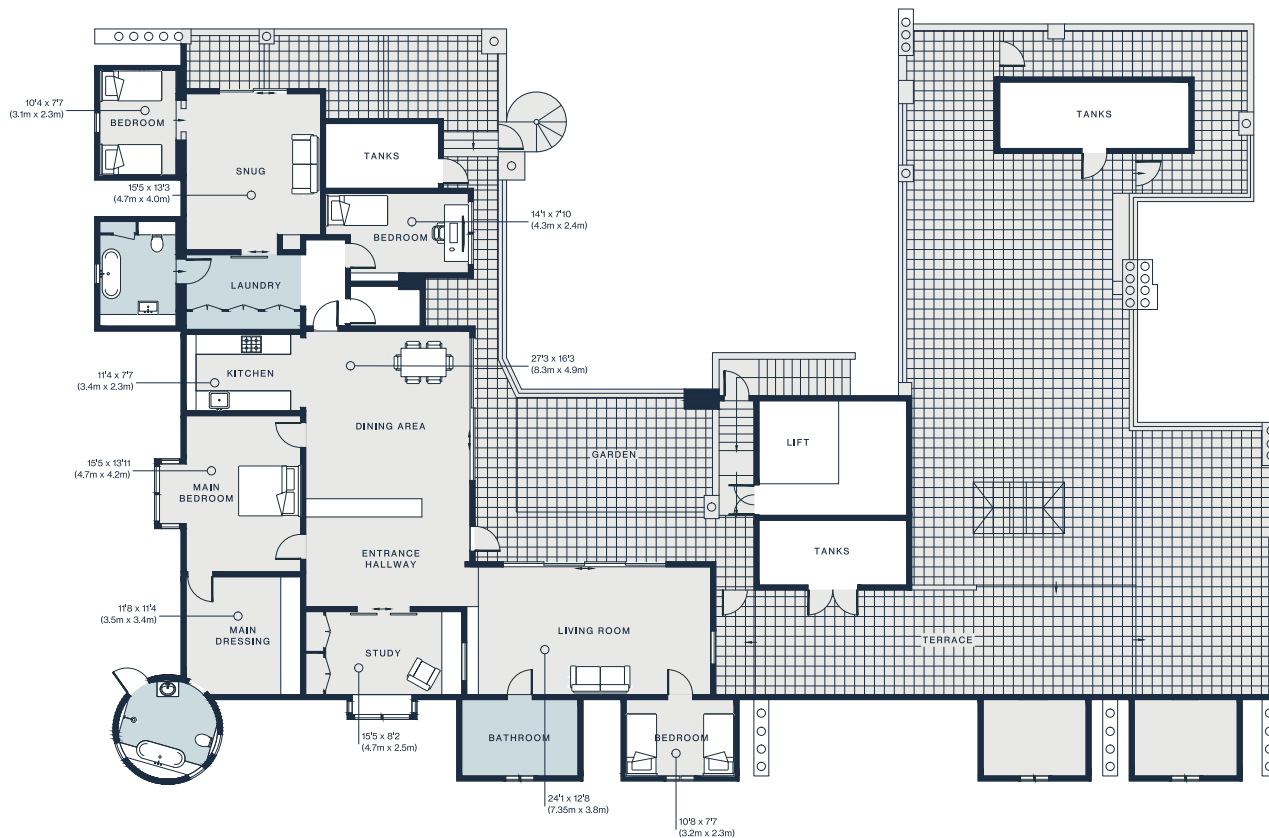












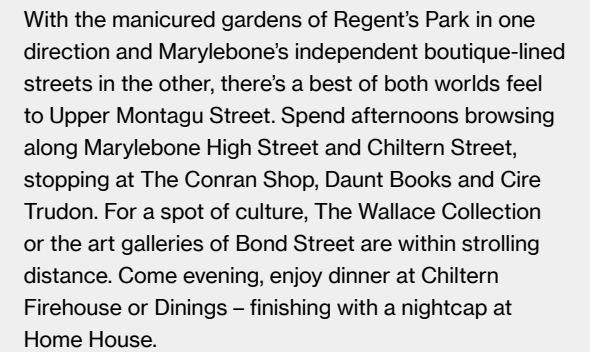
Approx. Gross Internal Area = 2,207 sq ft / 205.0 sq m

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

Open-plan dining room and kitchen
Living room
Quiet study
TV room snug
Principal suite with dressing room
Three further bedrooms in the main apartment
Two further bathrooms
Two garden cabins, including a painting room
Laundry room
Lift access
Spectacular roof garden with dining deck
City of Westminster

Approx 2,207 sq ft / 205 sq m
Council Tax Band - G
Deposit Payable - £33,000 (LL) / £34,000 (SL)



DOMUS NOVA

Specialising in London
and Ibiza's design-led homes

Let's talk
020 7727 1717
lettings@domusnova.com

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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.

