

# DOMUS NOVA



Wakeman Road, NW10 – £2,000 p/w (SL)

In partnership with **BARNES**  
INTERNATIONAL REALTY



Set at the end of a terraced row, Wakeman Road's white-brick exterior rises above a screen of green. Past the front garden, rustic details and worldly touches shape interiors: distinctive and individual but suited to family life.

Inside, an open double reception room stretches from front to back, filled with daylight from dual-aspect windows. Each half finds its own rhythm – both framed around fireplaces and chesterfields, softened with greenery and natural textures.







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Inside, an open double reception room stretches from front to back, filled with daylight from dual-aspect windows.



To the opposite side, the kitchen and dining room brings warmth to the heart of the home. Pine floors segue into tiled surfaces, where olive-grey cabinetry and wooden worktops nod to a farmhouse style. Vintage dressers and a painted Mexican cupboard lend depth and personality; French doors open to a south-facing garden. Outdoors, a secluded suntrap features decking, a dining bench and a small stretch of lawn.







Upstairs, the principal bedroom pairs neutral tones with brushed brass accents, leading to a private balcony that catches the light. Two further bedrooms continue the understated comfort, each bright and inviting. A family bathroom and additional shower room complete the home's thoughtful layout.

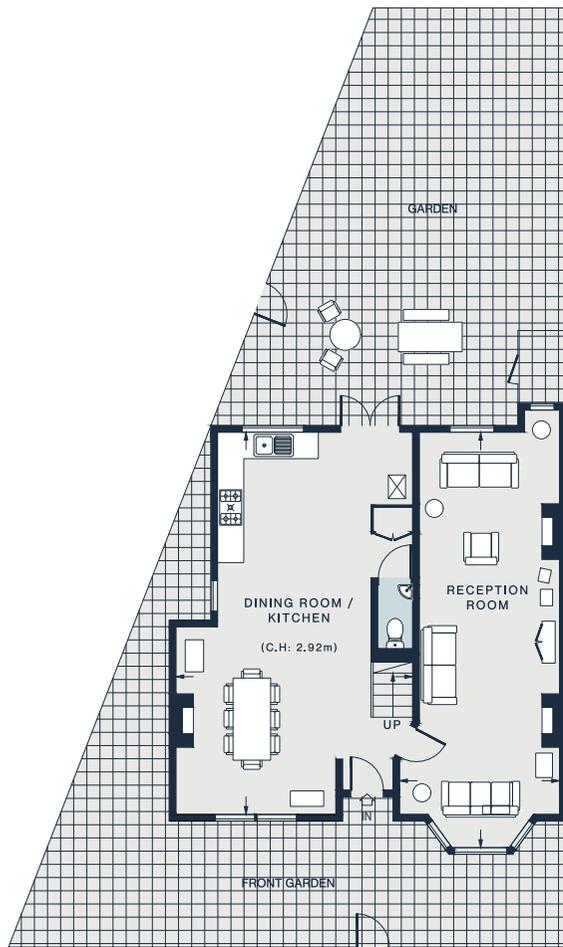












GROUND FLOOR



FIRST FLOOR

**RECEPTION ROOM**  
30'10 x 12'2 (9.3m x 3.7m)

**KITCHEN / DINING**  
28'5 x 17'9 (8.6m x 5.4m)

**BEDROOM 1**  
28'5 x 10'6 (8.6m x 3.2m)

**BEDROOM 2**  
16'2 x 10'6 (4.9m x 3.2m)

**BEDROOM 3**  
14'1 x 10'4 (4.3m x 3.1m)

Ground Floor = 780 sq ft / 72.5 sq m  
 First Floor = 789 sq ft / 73.3 sq m  
 Approx. Gross Internal Area = 1569 sq ft / 145.8 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.  
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## Property Details

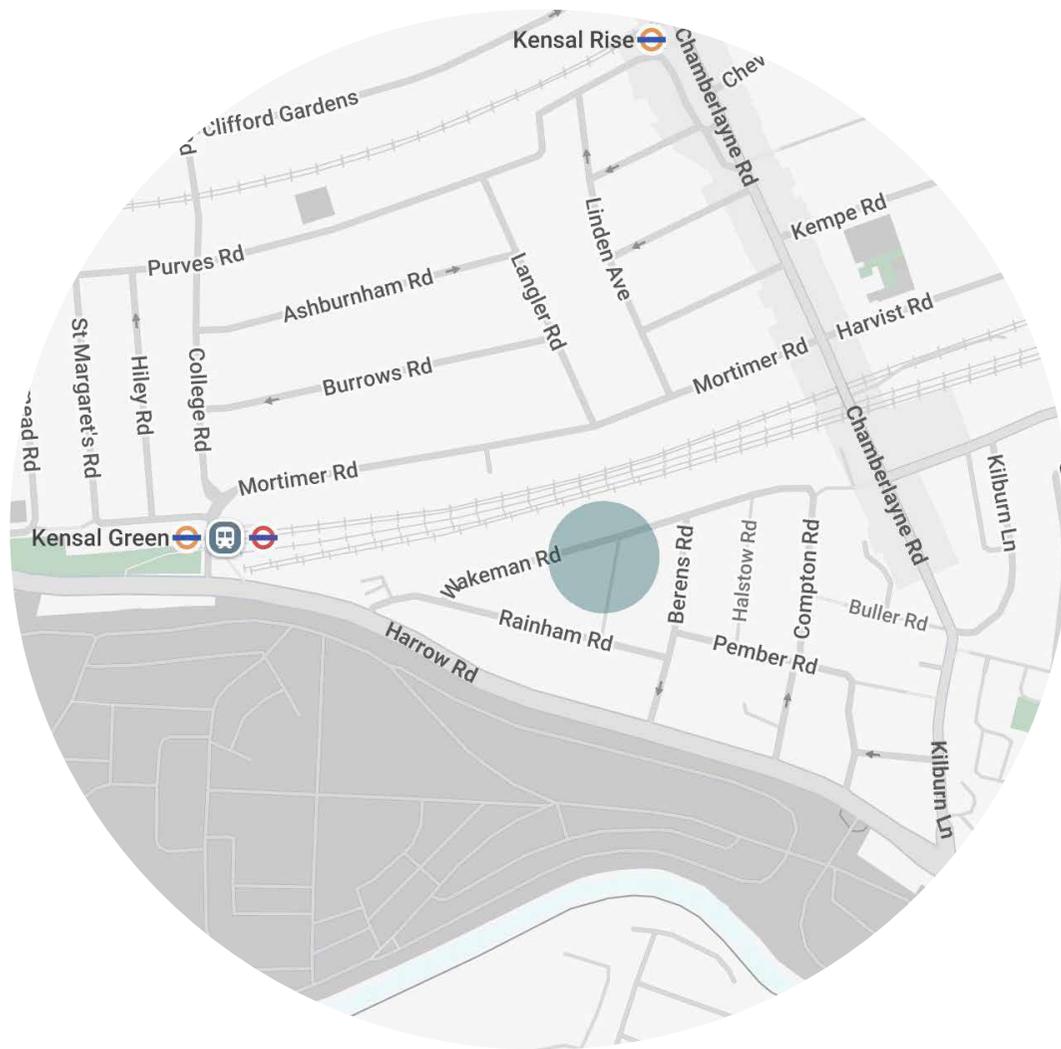
- 3 Bedrooms, 2 Bathrooms
- Open-plan kitchen and dining room
- Double reception room
- Principal bedroom with balcony
- Two further bedrooms
- Family bathroom
- Shower room
- South-facing private garden
- Borough of Brent

Approx. 1,569 sq ft / 145.8 sq m

EPC=E

Deposit: £8,000

Council Tax Band: F



## Location

A hub for creatives, commuters and celebrities, Kensal Rise is a neighbourhood brimming with eclectic eateries and a keen sense of community. Coveted haunts include Carmel, Michiko Sushino and The Wolfpack. Queen's Park awaits long weekend walks, followed by a film at Lexi Cinema. Pick up a page-turner at Queen's Park Books, before browsing local produce at the farmer's market. With plenty of transport options on your doorstep, there's easy access to the rest of the capital.

Kensal Green - 5 mins (Bakerloo Line, Overground)



# 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

020 7727 1717

[lettings@domusnova.com](mailto:lettings@domusnova.com)

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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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