

# DOMUS NOVA



Kensington Park Road W11  
£4,000,000

This striking house offers four floors of considered design with original heritage features, and all the cachet that its Kensington Park Road location affords.

Beneath the colourful stucco frontage is a home fit for all the demands of family life. A ground floor entrance leads to the dining room – a space peppered with grand period touches: ornate cornicing, decorative bead moulding and a marble fireplace.

Warm wood floors lead through to a light-flooded adjoining kitchen with a conservatory overlooking the landscaped walled garden. A separate utility can also be found on this floor.





A spacious double-reception room occupies the lower-ground floor which has direct access to the beautifully landscaped walled garden, a secluded setting. This floor comes with twin en-suite shower rooms and could easily convert into a guest suite thanks to the thoughtful addition of sliding doors. There are four double bedrooms over the first and second floors, two with superb westerly views thanks to rows of sash windows. Plus, two family-sized bathrooms on the half landings.

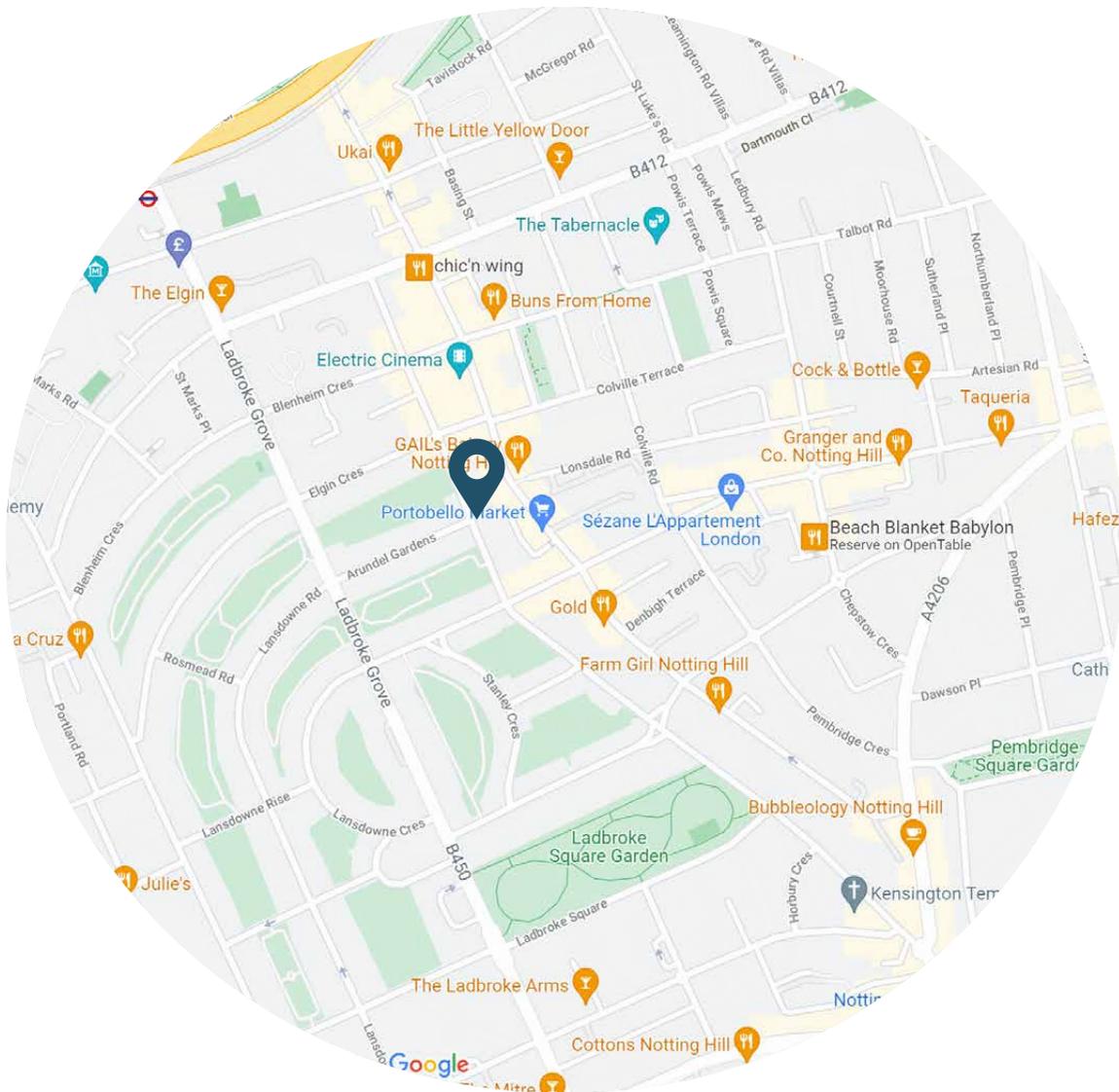






## Property Details

- Grand reception room
- Open-plan kitchen
- Family room-cum-guest-bedroom
- Master bedroom
- Three further double bedrooms
- Four bathrooms
- Walled garden
- Utility room and cloakroom
- Conservatory
- Approx. 2,140 sq ft / 198.8 sq m. EPC=D



## Location

On the doorstep of Hyde Park and Kensington Gardens sits Lancaster Gate, a prime residential street with the most dynamic thoroughfares of Notting Hill just minutes away. While away afternoons dipping in and out of the stylish boutiques on Westbourne Grove, followed by an organic brunch from Daylesford and a rejuvenating green juice from Beam. Follow it up with a potter around Portobello Road Market – the ultimate treasure trove. In the evening, dine at farm-to-table rotisserie restaurant Cocotte, with its rustic interiors and warm atmosphere. To stretch your legs, take a stroll around Hyde Park’s historic Italian Gardens and catch the latest exhibition at the Serpentine Gallery.

- Lancaster Gate (4 mins)
- Paddington (8 mins)
- Queensway (9 mins)
- Bayswater (11 mins)

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