

# DOMUS NOVA



Old Brompton Road SW5

£2,500,000



Once the site of an Earl's Court nightclub frequented by the likes of Freddie Mercury in the seventies, the property's legacy is honoured with enlivening interior design, sophisticated technology and a footprint tailor-made for socialising. A space which had been unused since 1979 was transformed with pioneering creativity into a captivating, contemporary home.

A playful tone is set in motion through the entrance hall's revolving door, concealed by Cole & Son wallpaper. Whitewashed walls, a cantilevered staircase and panels of clean-line glass hark to the architectural precision of a gallery – a visual sentiment continued in the lower-ground floor living space. There's a voluminous feel to the kitchen and dining room, courtesy of a double-height void engineered out of the atrium level above. Above the dining area, a rooflight illuminates the space throughout the day and offers a night-sky view come evening. The kitchen's sweeping worktops and pale tones lend attention to considered details, from the integrated stove tops to a blackboard wall and bottle storage hollowed into a wall.

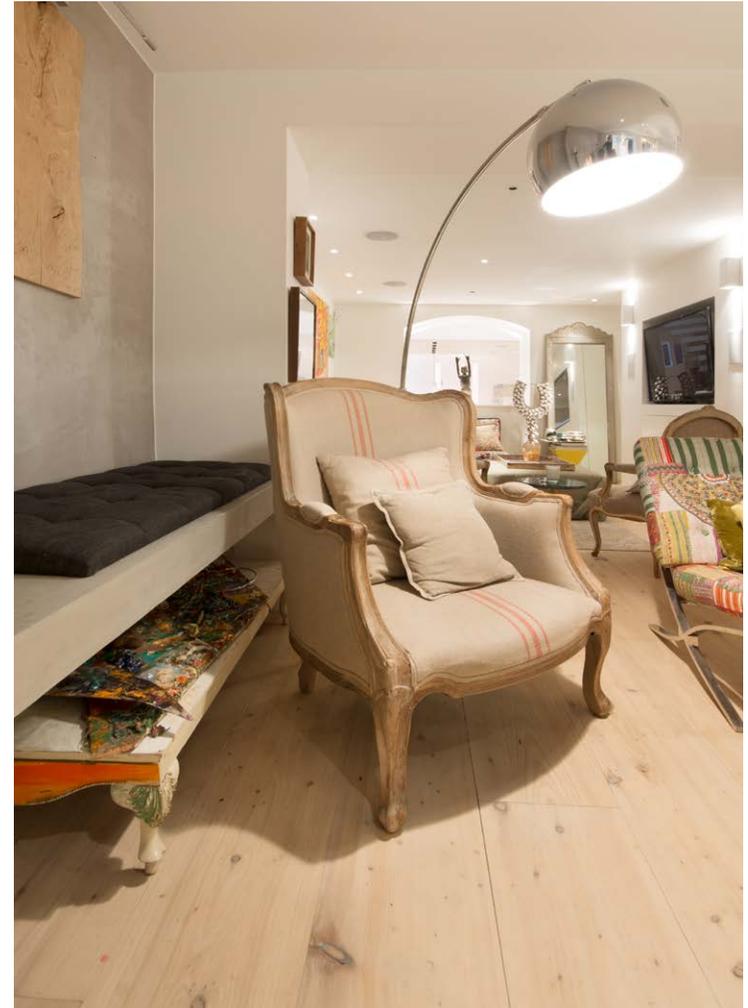
Silvan wood floors run from this space into the expansive reception room. With its lower ceiling height, there's a cosy atmosphere across the cinema and formal living areas. A floor-to-ceiling bookcase features a secret door which leads to a Tadelakt steam room with a starlight fibre optic ceiling. At the rear, a study and wine cellar are situated through a set of archways.

Additional illumination is afforded through glass roofs and recessed pavement lights positioned around the room's periphery. With triple-glazed fenestration and acoustic layering, there's unparalleled levels of quietude to this central London home.











The principal bedroom suite occupies the entire second floor, infused with uplifting morning sunlight.

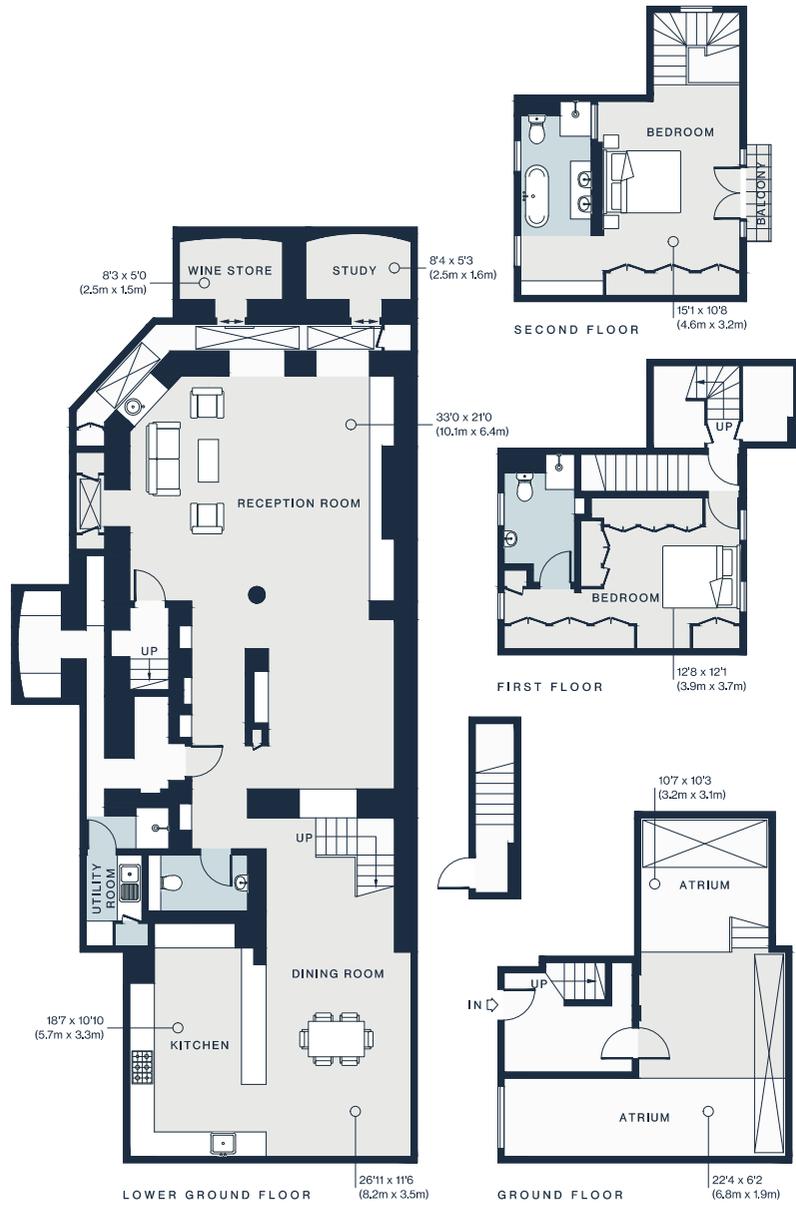
Full-height wardrobes are finished with sky-blue panels, a pop of colour against the room's pared-back hues. Open the French doors to a quiet balcony. Its en suite bathroom features a dual vanity, large bathtub and rainfall shower backdropped by sand-toned metro tiles. The first-floor guest bedroom suite can be reimagined as a dedicated dressing room, office or exercise space, complete with rows of integrated wardrobes and a calming colour palette.











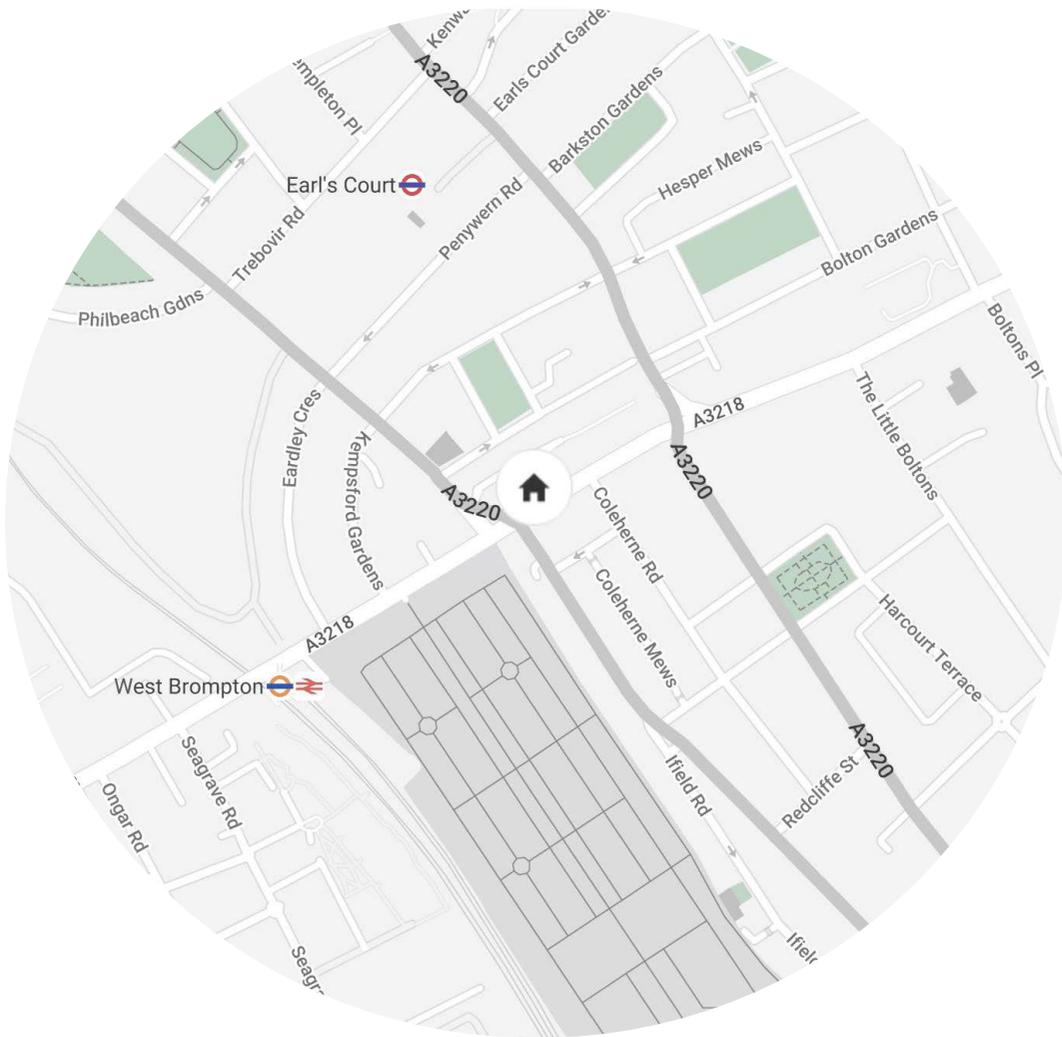
## Property Details

- Open-plan kitchen and dining room
- Formal living room and cinema area
- Principal bedroom suite
- Guest bedroom suite
- Tadelakt steam room
- Utility room
- Study
- Wine store
- Royal Borough of Kensington & Chelsea

Approx. 3,021 sq ft / 280.7 sq m  
EPC - C  
Tenure -  
Council Tax -  
Ground Rent -

Approx. Gross Internal Area = 3,021 sq ft / 280.7 sq m

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



## Location

Characterised by leafy streets with rows of period homes, Earl's Court is peaceful residential area with a central London postcode. On your doorstep, Brompton Cemetery is one of the capital's seven historic burial grounds, with tree-lined avenues and heritage architecture. Venture into Chelsea for retail therapy along the King's Road, before a stroll along the Embankment. South Kensington's plethora of museums are nearby for world-class exhibitions. Spend an evening at Evans & Peel, one of London's only speakeasy bars, or catch live music at The Troubadour.

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