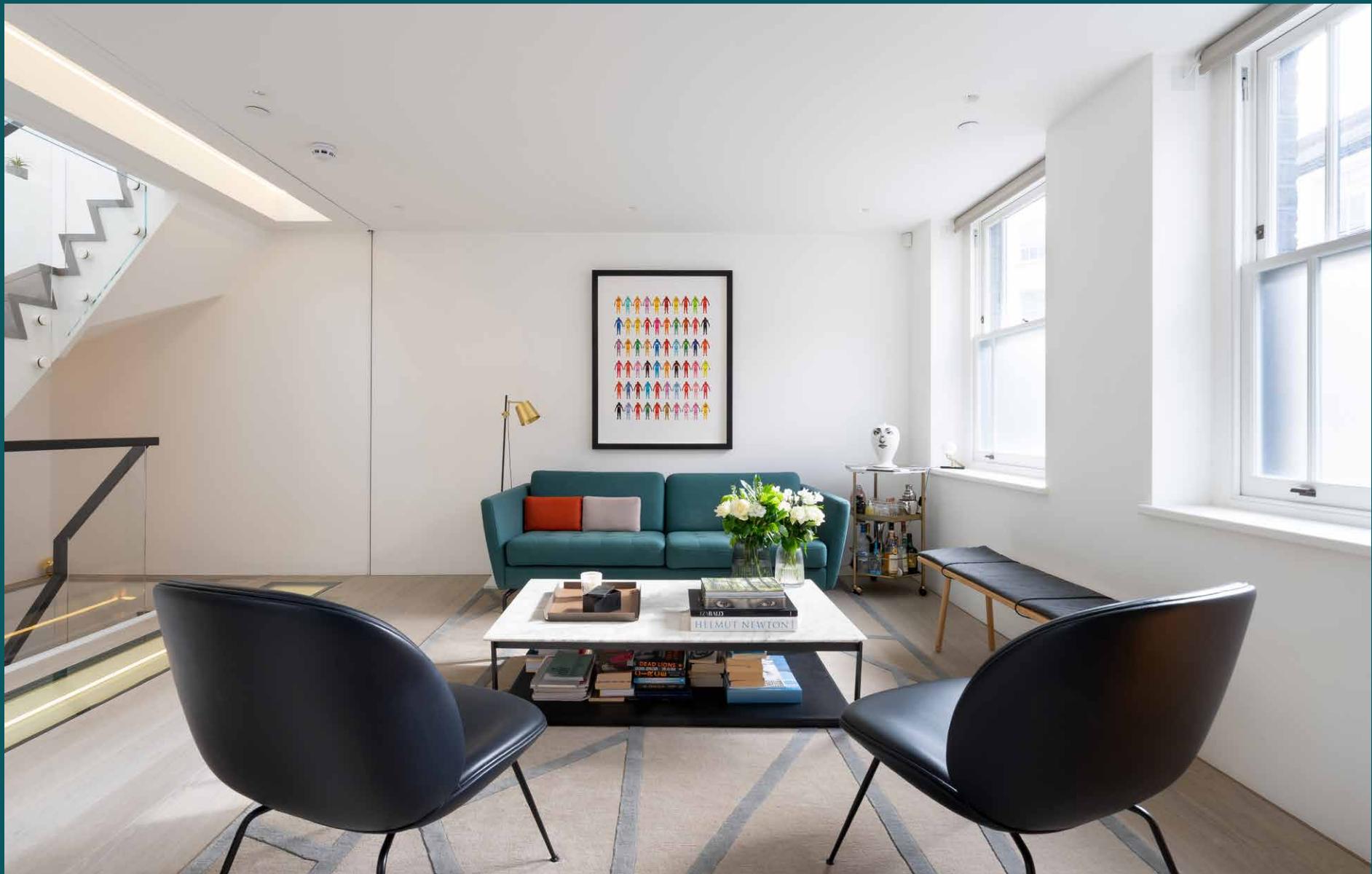


DOMUS NOVA



Pembridge Mews, W11
£3,150,000

Monochrome cool on a colourful Notting Hill mews. A two-bedroom home. Four immaculately designed floors to spread out.

A home for connoisseurs of contemporary style. Where a minimalist framework – clean-cut lines, ample light and white – sets an understated backdrop for furnishings that double as works of art. Two bedrooms. Four floors to spread out. Effortless cool.

The jet-black exterior strikes a sharp, sophisticated note that resonates inside. Step off the cobbled mews and into a living space that takes ownership of the entire ground floor. Note the oversize windowsill that acts as discreet storage, a display case and a daybed. A smart space in form and function.



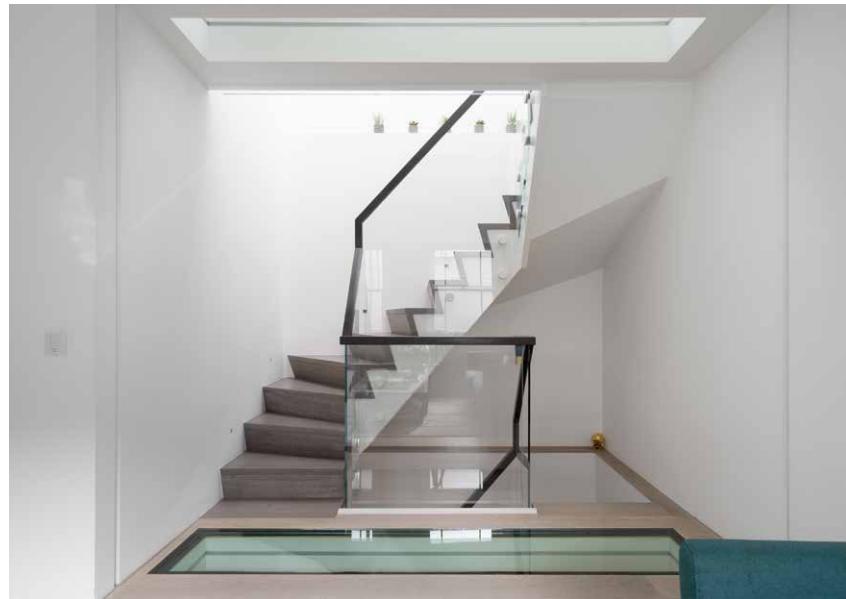






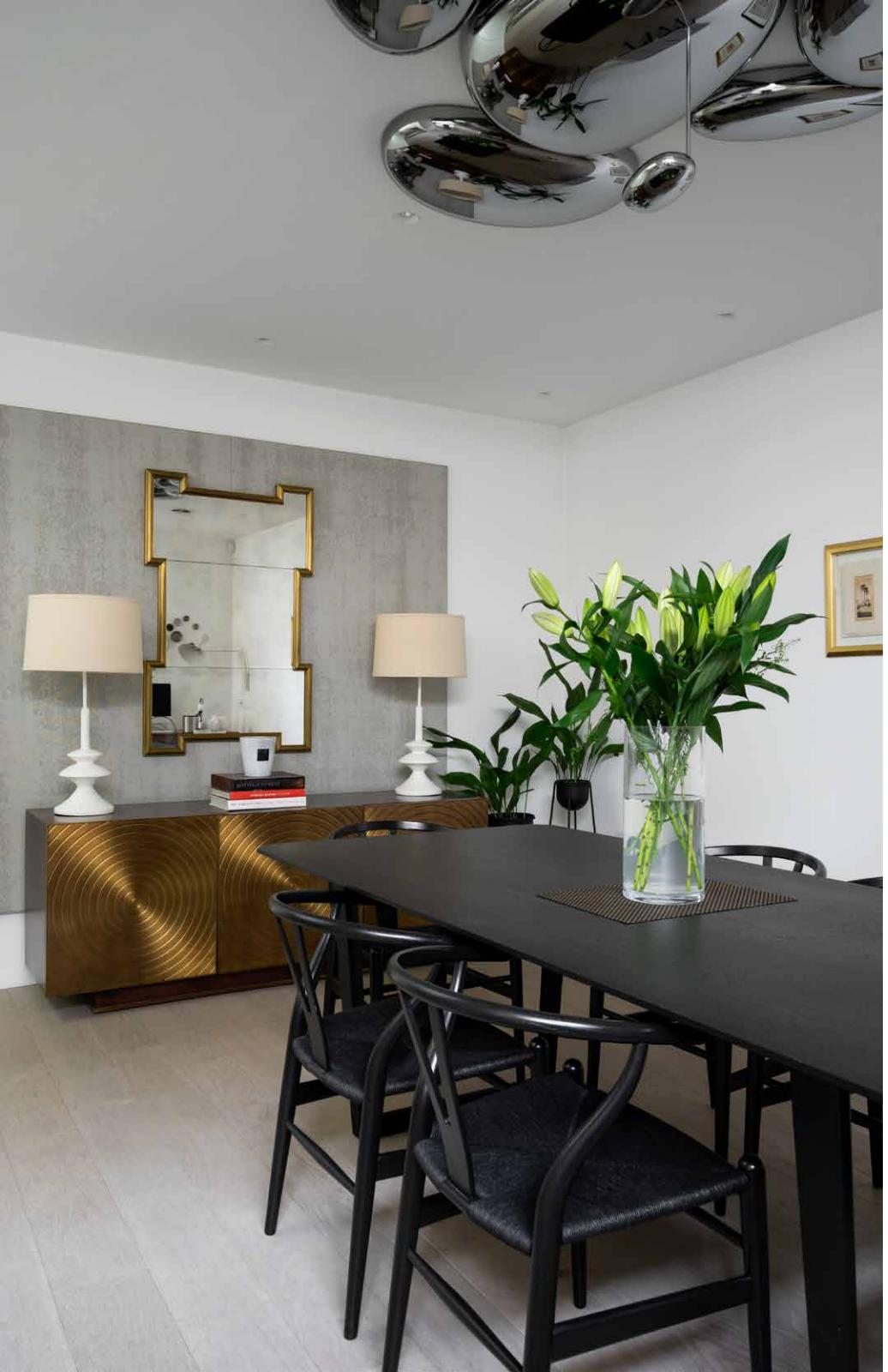
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The pièce de résistance has to
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Its sharp angles and glass
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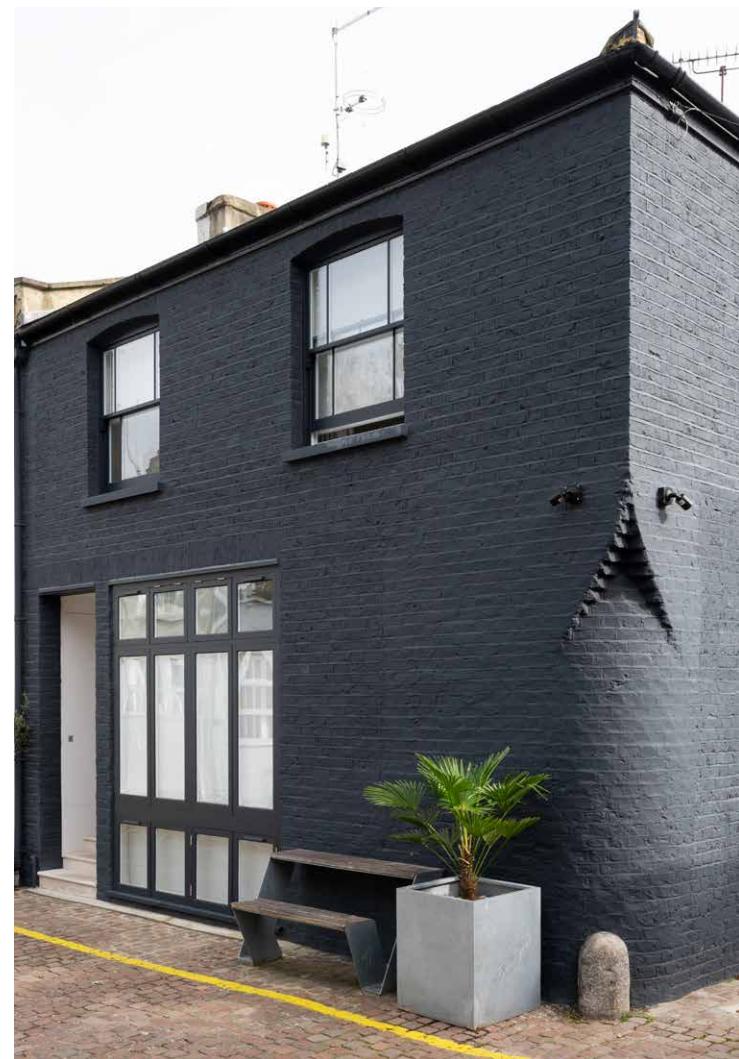
From its corner vantage point, dual-aspect, frosted windows follow the arc of the sun, capitalising on natural rays without compromising on privacy. But the pièce de résistance has to be the triple-height stairwell. Its sharp angles and glass balustrades channel light, stitching together this living space with the first-floor master suite and airy kitchen-dining room on the lower ground. Throughout, handleless storage and seamlessly integrated appliances keep things fuss-free and, quite simply, fantastic.





Attuned to its subterranean position, a second bedroom cum cinema offers flexible living. Soft, recessed lighting harmonising with earthy tones and textures. It's a place for hunkering down with a good film on quiet evenings. Or perhaps a guest room for those who drop in for dinner and linger into the small hours – an adjoining bathroom features a walk-in shower. An indulgent home, designed for modern life.





Throughout, handless storage and seamlessly integrated appliances keep things fuss-free and, quite simply, fantastic. It's especially notable in the bedroom, where a Crittall panelling and barely-there wardrobe doors create a generous walk-in dressing area that maximises the sense of space and light. Long days are best finished in the extra-deep tub of the neighbouring bathroom.

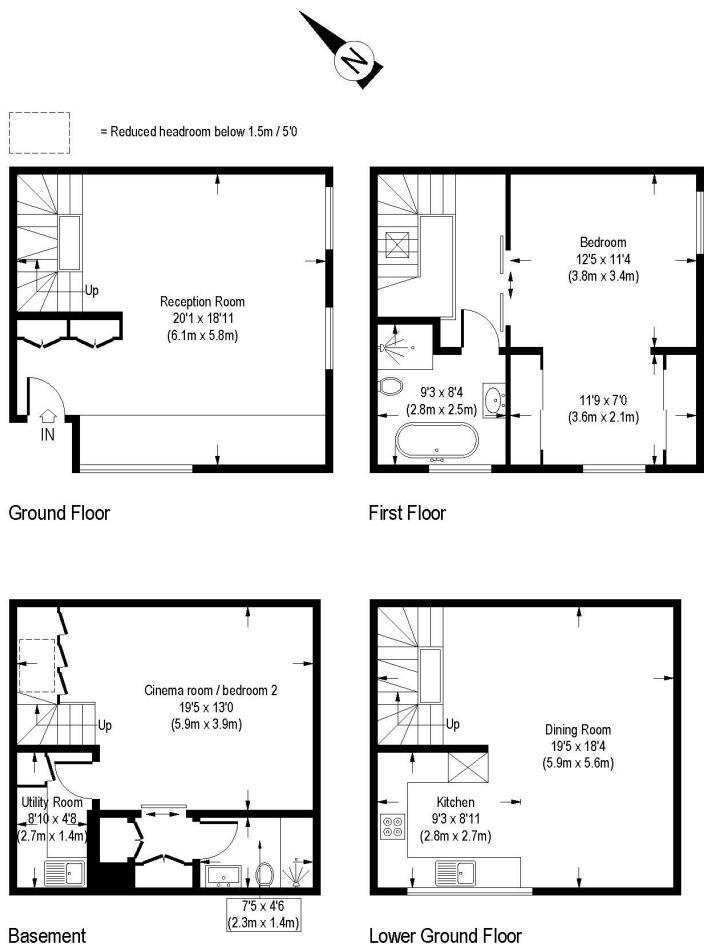












Approximate Gross Internal Area 1121 Sq.Ft. / 104.2 Sq.M.
Basement 347 Sq.Ft. / 32.2 Sq.M.(Excluding Reduced Headroom)

Total 1468 Sq.Ft. / 136.4 Sq.M.

Approximate Gross Internal Area

1121 Sq.Ft. / 104.2 Sq.M.

Basement 355 Sq.Ft. / 33.0 Sq.M.(Including Reduced Headroom)

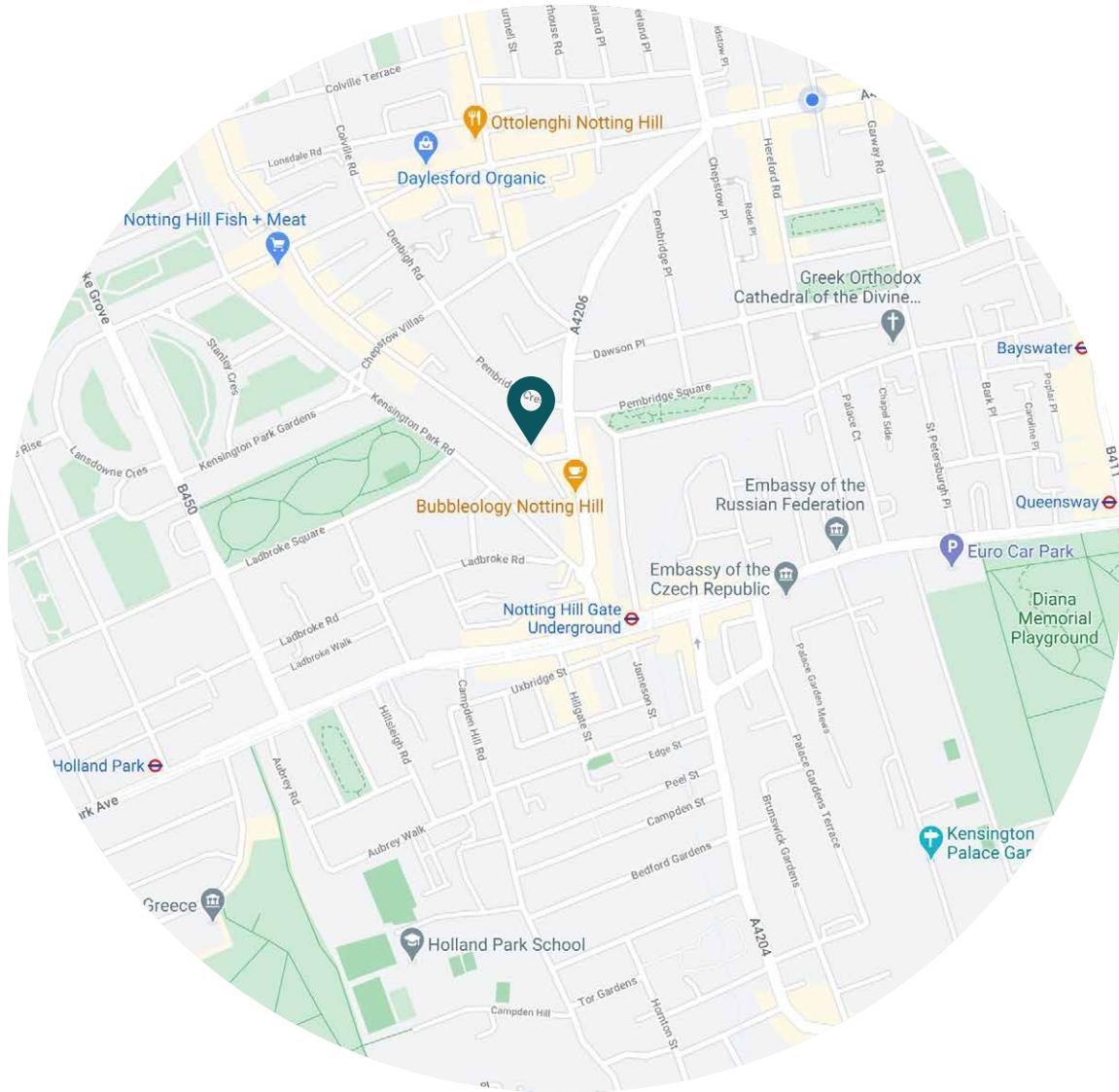
Total 1476 Sq.Ft. / 137.2 Sq.M.

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

Property Details

Immaculate mews with corner plot
Dual aspect reception space
Open-plan kitchen / dining room
Cinema room / second bedroom
Large master suite with dressing area
Main bathroom with freestanding bath
Triple height stairwell
Royal Borough of Kensington & Chelsea
Approx 1476 sq ft / 137.2 sq m. EPC = D





Location

From this exceptionally quiet, colourful mews – part of the Pembridge Conservation Area – it's easy to forget you're within walking distance of Notting Hill's best boutiques, bars and restaurants. A Farm Girl brunch before finding that one-off painting on Portobello Road. Refuelling at Ottolenghi after refreshing the wardrobe on Westbourne Grove. Not far beyond: Kensington Gardens. Come Saturday, source picnic fare from Notting Hill Farmers' Market and follow the Serpentine to Hyde Park.

Notting Hill Gate (5 mins)
Bayswater (12 mins)

LET'S TALK

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