






HARVIST ROAD

London NW6



HARVIST ROAD, LONDON NW6

Award winning family home where bold design meets exceptional family living on Harvist Road, NW6.

			EPC
7	5	3	TBC

Local Authority: London Borough of Brent

Council Tax band: G

Tenure: Freehold

Asking Price: £3,350,000



Set on one of NW6's most desirable streets moments from Queens Park, this striking home stands out for all the right reasons. Winner of the 2021 British Homes Awards for Best Interior Design, it delivers a level of style, personality and craftsmanship rarely seen. Across its multiple floors, the property offers generous accommodation, ideal for families, guests or flexible living. At the heart of the house sits the show-stopping bespoke kitchen, featuring green cabinetry and an artful combination of wood, stone, and metal. This design-forward space feels refreshingly different, bold, refined, and crafted for those who appreciate quality and originality. It's perfect for cooking, hosting, and everyday living in style. This space leads directly through to a rear living space with a log burner and crittall doors opening out to a south facing garden. The ground floor further benefits from a double front reception room, separate walk in pantry and guest W/C.









Thoughtful zoning and beautifully curated finishes flow throughout, with bright reception areas, well-proportioned bedrooms and exceptional attention to detail on every level. Featuring 6 bedrooms, 4 bathrooms in the main house and separate access to the annexe with an additional bedroom and ensuite. A major advantage is the separate self-contained annexe—ideal for visitors, live-in support, multi-generational living, or even a private rental income stream. Independent but easily connected it adds meaningful versatility to the property.

With award-winning interiors, distinctive architectural flair, generous bedroom accommodation, and exceptional flexibility, this Harvist Road home is genuinely one of a kind, designed to impress and crafted for modern living.







LOCATION

Harvist Road is one of the most sought after streets in Queen's Park offering close proximity to the park and its facilities, along with good access to transport links via the Bakerloo line at Queen's Park or the London Overground at Brondesbury Park and Kensal Rise. Salusbury Road and Chamberlayne Road offer an excellent choice of cafes, restaurants and shops and the property is also within good reach of the local library and sport facilities including tennis courts and local gyms.

The property is very well positioned for a large selection of private and state schools located in the local areas of Notting Hill, North Kensington, St John's Wood and Hampstead.





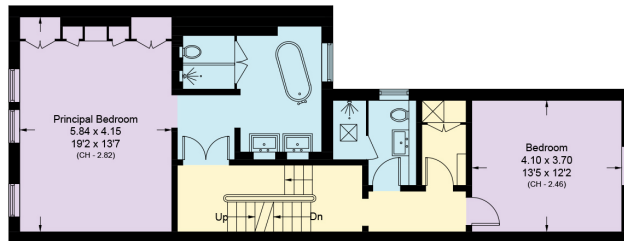
Harvist Road, NW6

Approximate Area = 298.3 sq m / 3210 sq ft

Annexe = 43.6 sq m / 469 sq ft

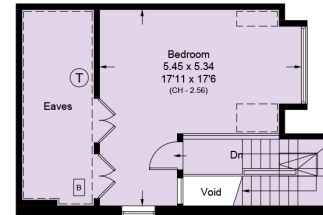
Total = 341.9 sq m / 3679 sq ft

Including Limited Use Area / Eaves (11.6 sq m / 125 sq ft) / Excluding Void

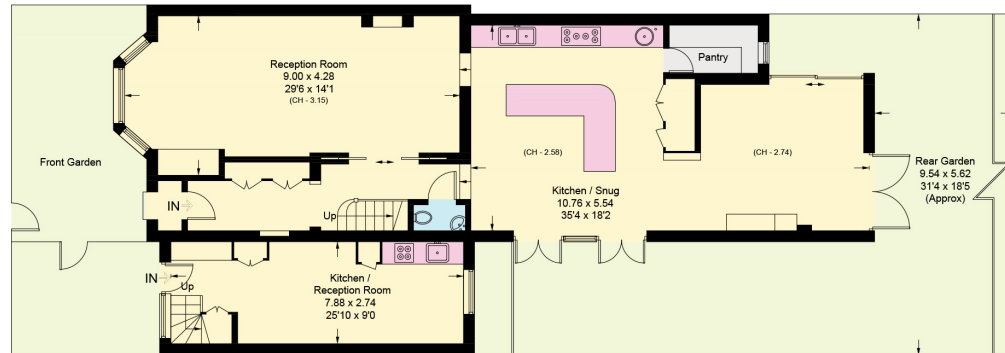


Second Floor
Approximate Area = 76.0 sq m / 818 sq ft

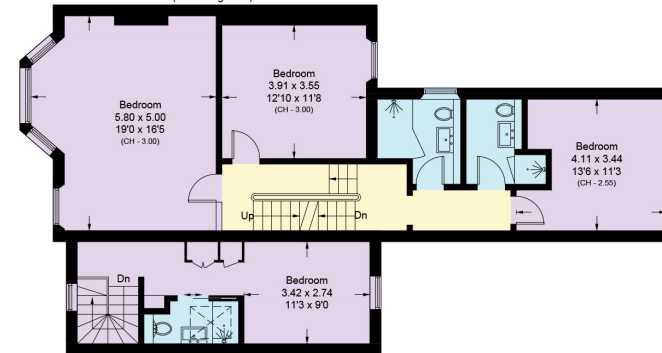
□ = Reduce head height below 1.5m



Third Floor
Approximate Area = 39.4 sq m / 424 sq ft
Including Limited Use Area (11.6 sq m / 125 sq ft)
(Excluding Void)



Ground Floor
Approximate Area = 105.4 sq m / 1134 sq ft



First Floor
Approximate Area = 77.5 sq m / 834 sq ft

Surveyed and drawn in accordance with the International property measurements standards (IPMS 2: Residential) Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Approximate Gross Internal Area = 341.9 sq m / 3679 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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