



**Offers in the region of £10,000,000**

**Ian Green Residential**  
**020 7586 1000**

“This is an excellent choice for a family looking for a degree of seclusion while retaining access to prime London locations”

A two-person lift serves two of the four floors, and there is a family TV room with electric, polarised privacy glass. The first two bedrooms have impressive en-suite facilities and the main reception

room has two French doors opening onto a balcony.

The house is set back from the road and has private off-street parking space. Swiss Cottage, on the Jubilee Line, is half a mile away.

# A vale of secrecy

Private access via an impressive front entrance is just one eye-catching feature of this lovely family property in West London. [Catherine Golding](#) reports.

**W**ith dining and reception areas overlooking a 117ft landscaped garden and located in a prime Maida Vale location behind a private high wall, this six/seven-bedroom home is an excellent choice for a family looking for a degree of seclusion while retaining access to prime London locations for business and leisure.

It's an impressive building covering four levels, in excellent condition and blessed with bi-folding doors, full-length

windows and overhead expanses of glass which provide plenty of natural light.

If you're looking for additional features, the large, heated outdoor pool in the rear garden, and off-street parking for a number of cars on private space outside the home's impressive front entrance will help nudge this property to the top of your list.

It is likely to have caught the eye of other discerning buyers seeking a family base at the heart of the Capital, though, so make enquiries promptly.







### Portland Place, Marylebone, W1

Arlington Residential have just sold this fabulous, Grade II\* Listed building of circa 10,000sq ft.

Currently with commercial use, the property has planning consent, granted in January 2014, to be converted into a magnificent family house. It has two impressive, first-floor drawing rooms with circa 15ft-high ceilings, ornate cornices and plasterwork.

There is also a four-person passenger lift, rear patio and an imposing stone staircase.

Superbly located within easy walking distance of Marylebone High Street, Regent's Park, Oxford Street and Mayfair, the building forms part of an attractive terrace of Georgian properties.

**Guide price: £15,000,000**

Sold by **Arlington Residential (020 7722 3322)**

### Clifton Villas, Little Venice, W9

This magnificent, Grade II Listed, semi-detached family home has just been sold through Ian Green Residential.

Built in the 1840s, it has an elegant, white-stucco façade and spacious, five-storey accommodation with a host of period features.

The property comprises four bedrooms, a study/bedroom five, three bathrooms (two of which are en suite), a guest cloakroom, double reception room, dining room, fitted kitchen/family room, utility room, under-pavement storage vaults, knot front garden and a walled, south-facing rear garden.

**Asking price: £5,950,000**

Sold by **Ian Green Residential (020 7586 1000)**



### 64 Belsize Park, NW3

This stunning, four-storey family house has recently been let through Knight Frank's Belsize Park office.

It offers circa 4,872sq ft of bright and spacious, well-proportioned accommodation with charming period features.

The home provides a master bedroom, en-suite bathroom, five further double bedrooms, three further bathrooms, two guest cloakrooms, four reception rooms, a study, utility room and a large, eat-in kitchen with direct access to a south-facing garden.

Additional benefits include a private garage and a secure, off-street parking space.

The property is conveniently situated for the Swiss Cottage (Jubilee Line), Finchley Road (Metropolitan Line), The American School and South Bank International School.

**Asking price: £4,500 per week**

Let by **Knight Frank (020 3815 3350)**

