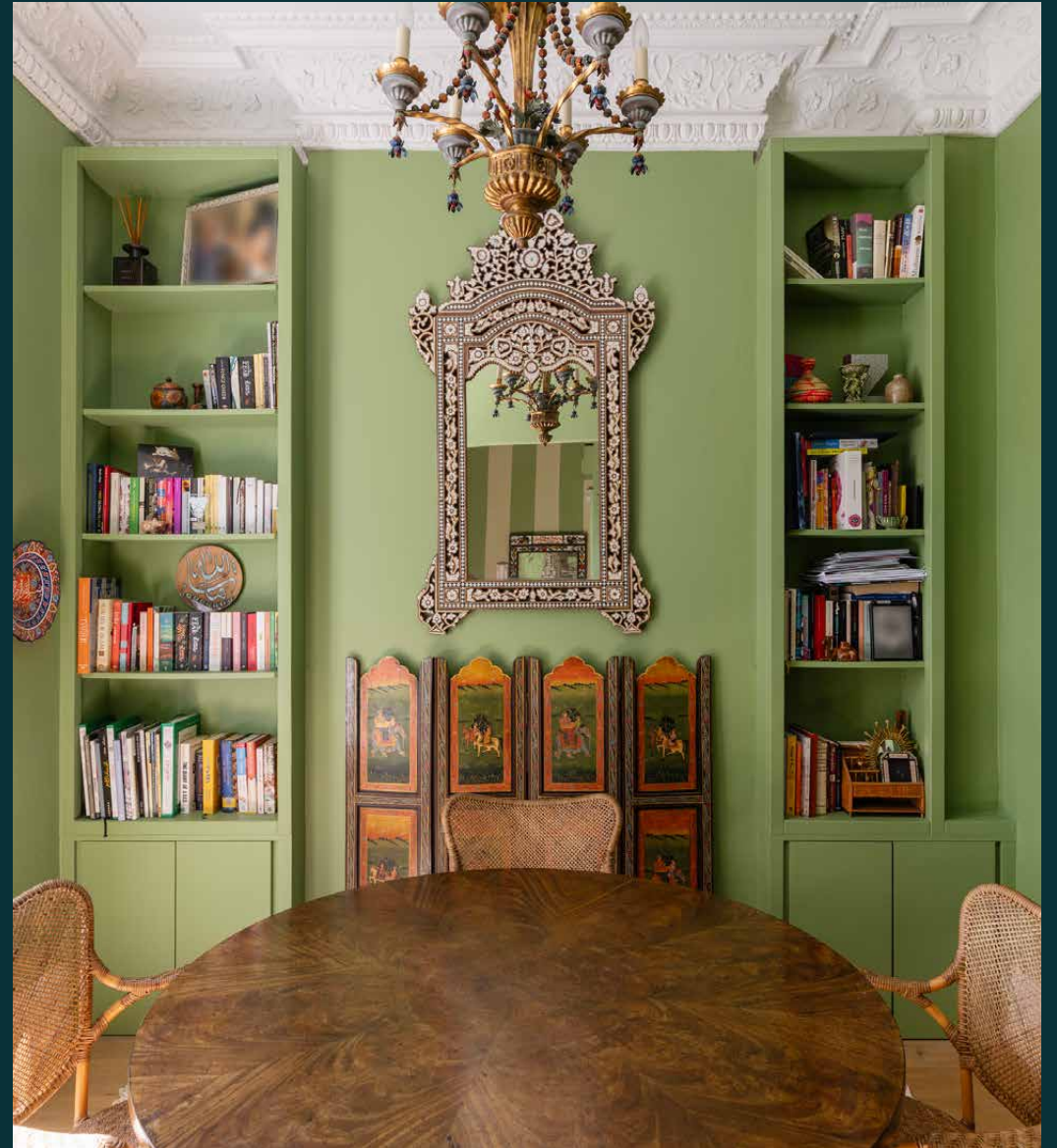


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Sunderland Terrace

NOTTING HILL

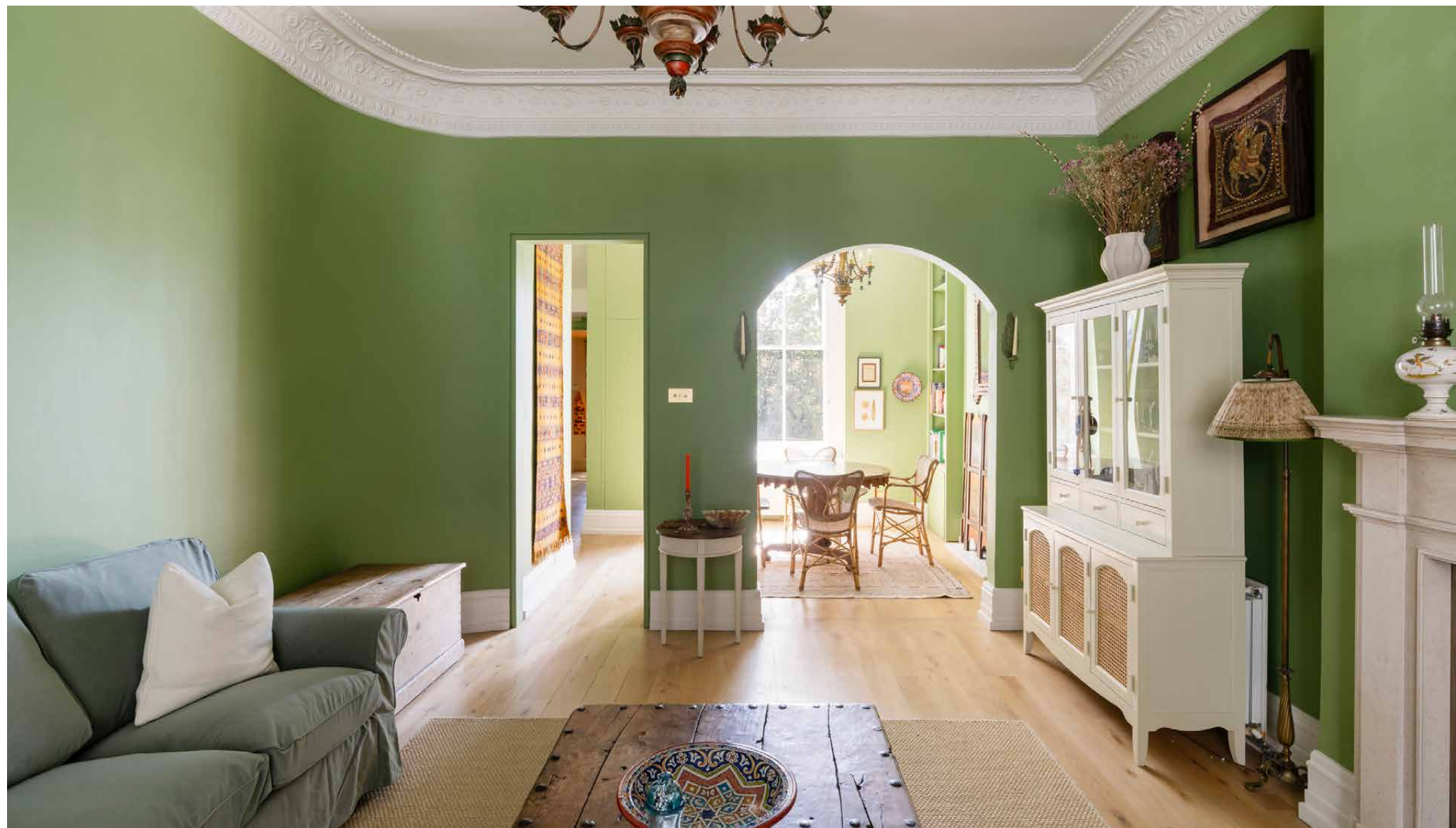
3 Bedrooms, 2 Bathrooms
For 5 guests





A characterful three-bedroom duplex to rent. A prime location, leafy patio garden and interiors full of collected charm.

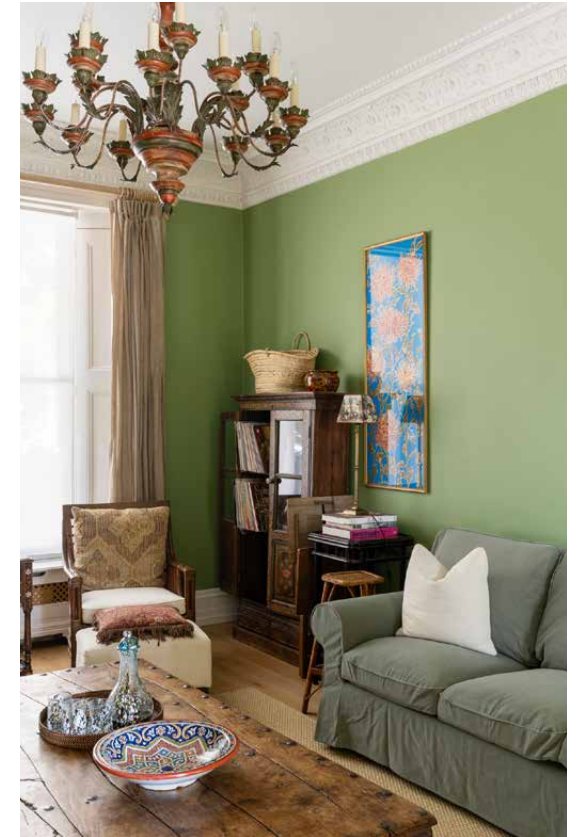
On the quieter side of Notting Hill, this three-bedroom home is part tranquil retreat, part private collection. Across two floors, ornate cornicing meets Damascene mirrors, hand-painted screens and a lifetime's worth of pieces gathered from further afield. The welcoming feel extends outdoors too, across a private patio garden styled for the warmer seasons. Beyond, the delights of Notting Hill await within easy walking distance.



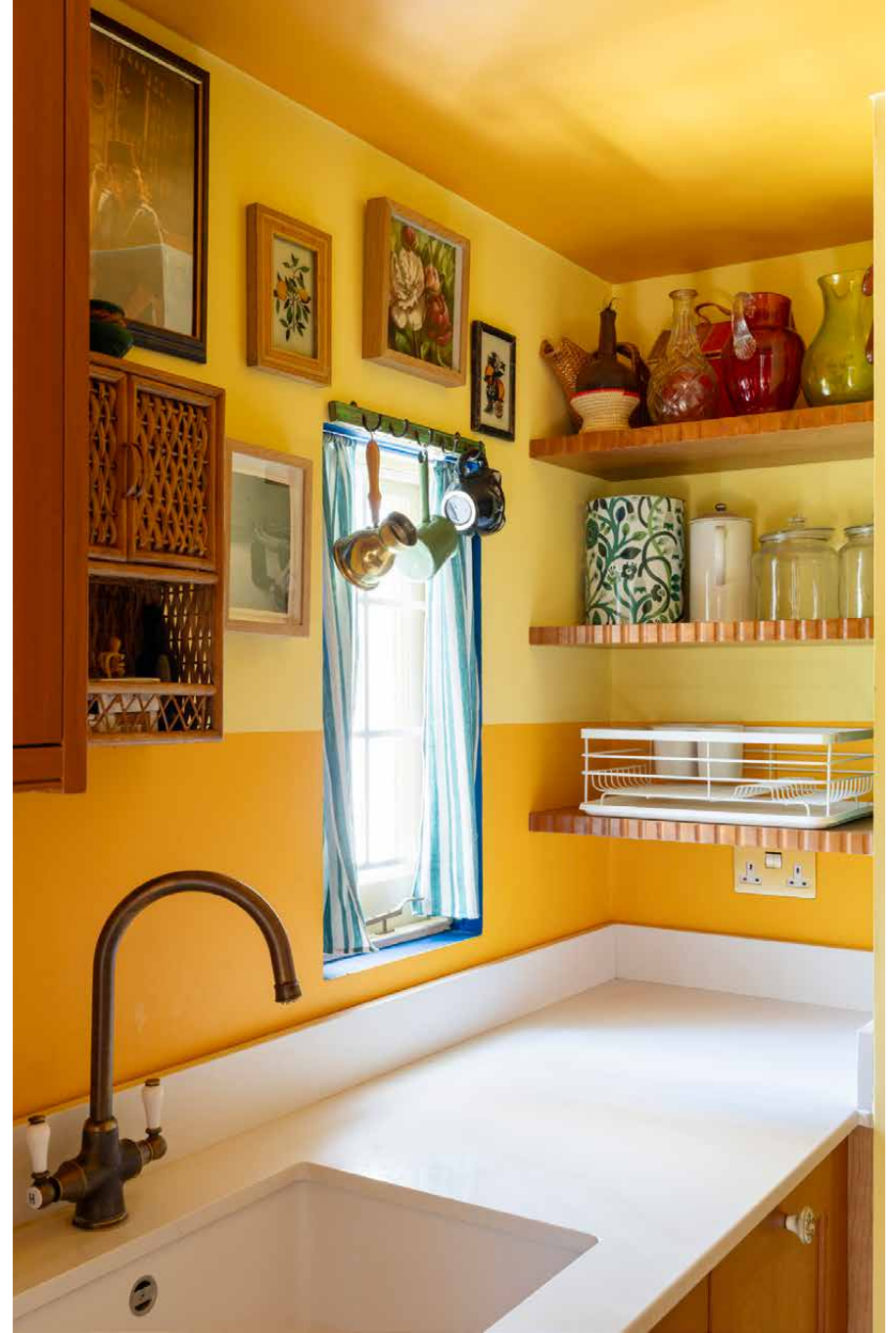
The living spaces

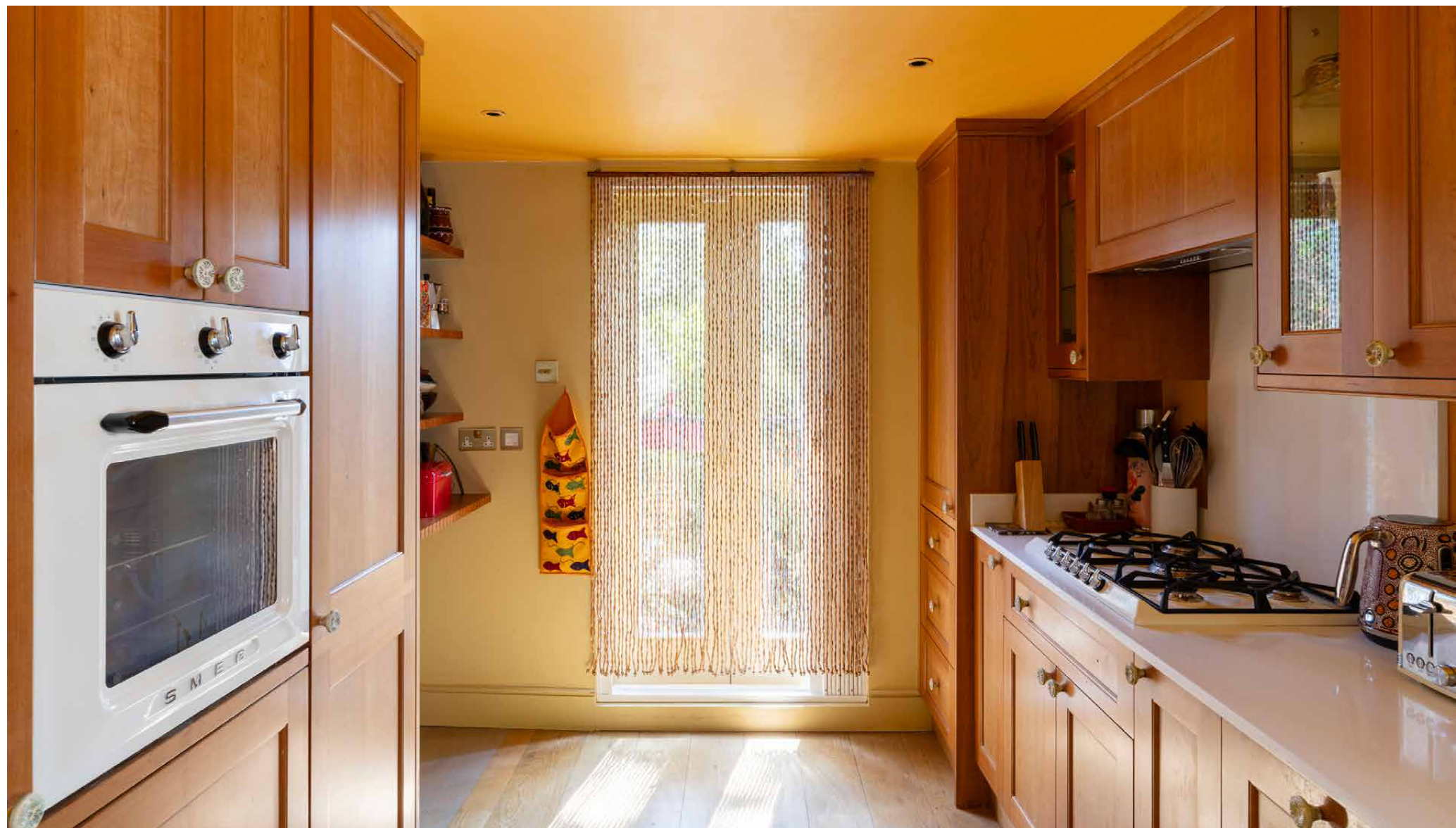
The heart of the home is a double reception room. Ornate cornicing crowns soft green walls – brightly lit through a large front window. There's plenty of space to sink back or socialise: a plush sofa for kicking back on movie nights and armchairs ready for fireside reading. Drift through to the dining room – connected by archway – to congregate around the table. Overhead, a chandelier lends grandeur to evening meals in; during the day, a tall window frames the greenery outdoors.

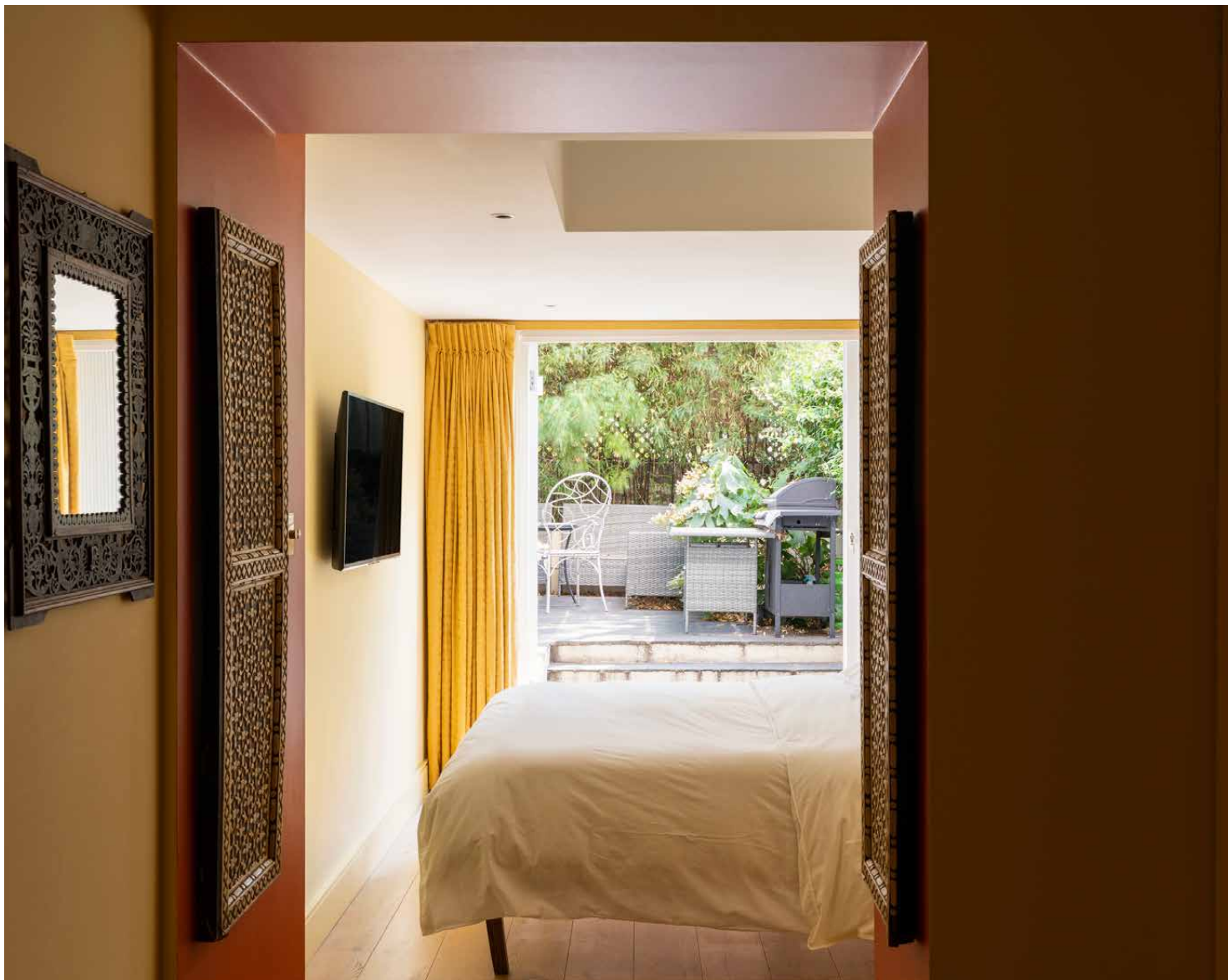
Just off the dining room, the kitchen is sunny and characterful. Warm wooden cabinetry sits against butter-yellow walls, with a gas hob, Smeg oven and everything required for cooking properly. From here, glass doors open out to the garden.











Bedrooms & bathrooms

Downstairs, three bedrooms have their own distinct mood. The principal is the largest and connected to the outdoors, ascending via stairs to the garden terrace. Past a dedicated dressing area, a generous marble en suite invites relaxation with a walk-in rainfall shower, bathtub and twin vanities. The second bedroom glows in a warm terracotta orange; a third, papered in a soft turtle print, works well as a nursery or child's room. A shower room completes the plan.











Outdoor space

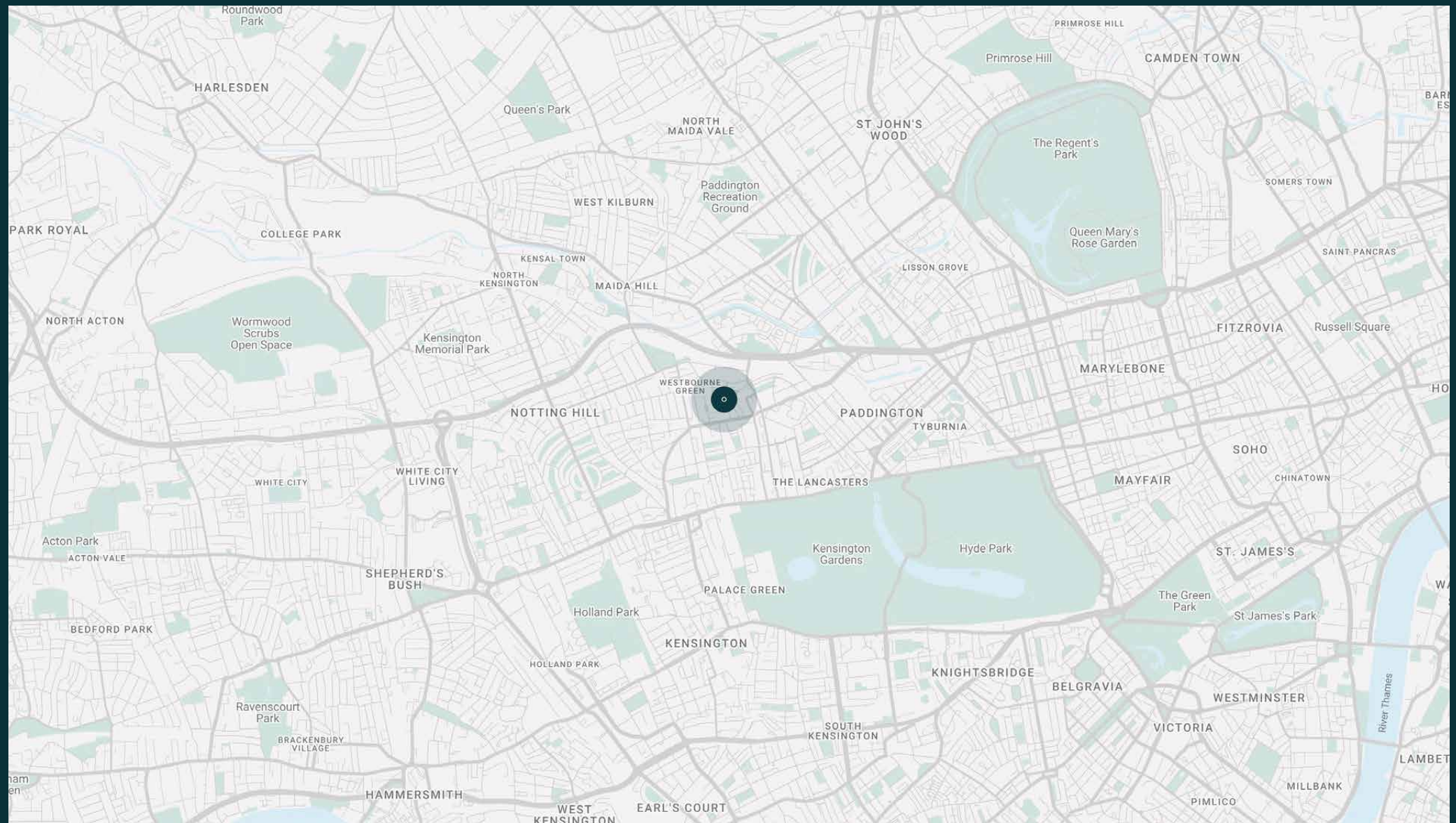
Accessed from the kitchen, a paved private garden is calming and green, with a backdrop of trees and shrubs providing a soft screen of privacy. There's room to dine outside, a barbecue for summer evenings, and dappled shade through the afternoon.

The neighbourhood

Enjoy the privacy of historic residential surroundings and the proximity to characterful Notting Hill.

Sunderland Terrace sits in one of Bayswater's most appealing pockets, a few minutes' walk from boutiques, delis, restaurants and the daily buzz of Notting Hill. On Westbourne Grove: try Beam for middle eastern inspired brunch or Sunday in Brooklyn for innovative spins on American classics. Find your perfect perfume at Diptyque, indulge in a facial at Face Gym or explore the stalls of Portobello Market. Hyde Park is a 15-minute walk away for when you want your nature fix or hop on the Tube to venture beyond Notting Hill's picturesque streets.

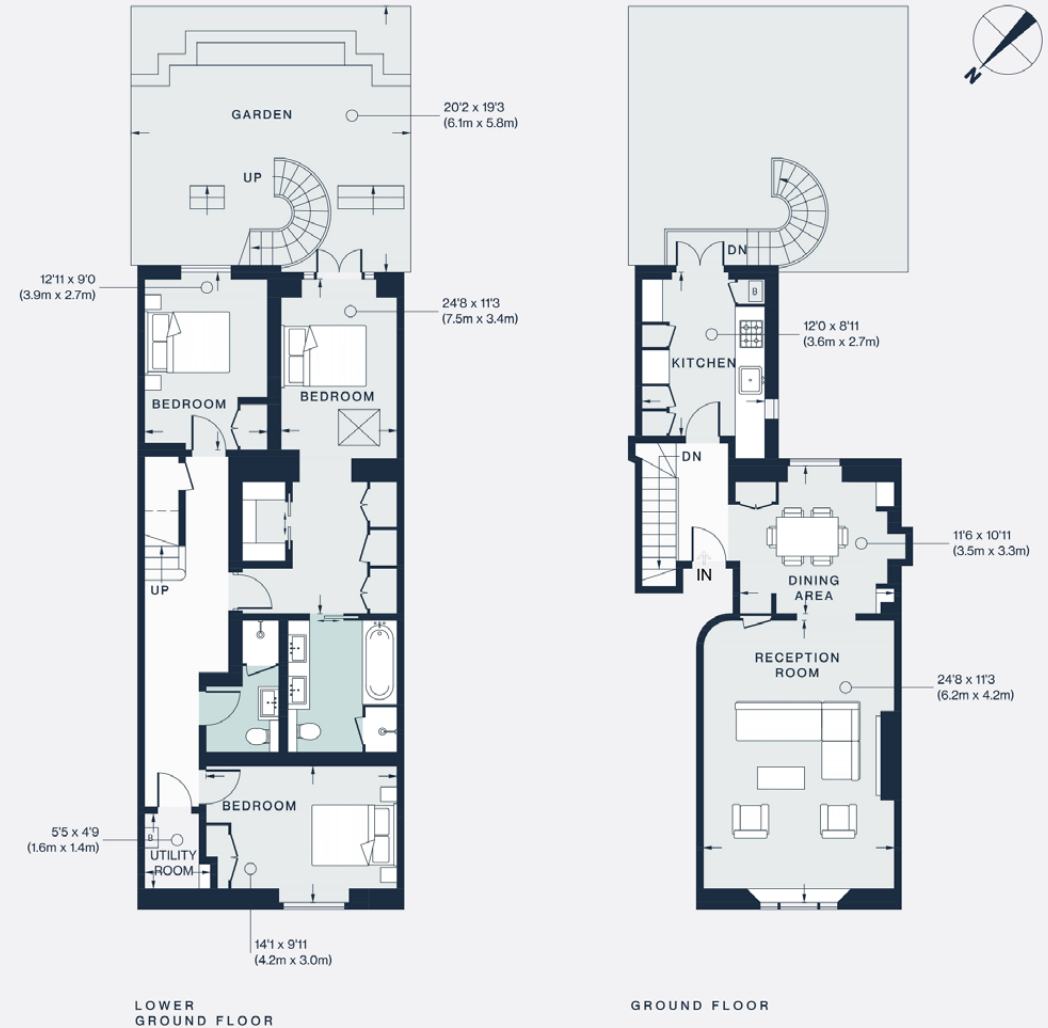




Property features

- Spacious reception room
- Dining area with garden outlook
- Bright separate kitchen
- Principal bedroom suite with dressing area
- Two further bedrooms
- Shower room
- Private patio garden

Approx. 1,361sq ft / 126.4sq m



Approx. Gross Internal Area = 1,361 sq ft / 126.4 sq m

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

Our concierge team are here to help guests settle in, seamlessly. Centre court tickets to Wimbledon, Premier League seats with the best views, Savile Row tailors on standby, or a private chef to cater to individual tastes – we aim to elevate every stay.

From the moment of booking with us, each guest has a single point of contact to finesse the details. Our statement spaces are just the starting point – to ensure everyone feels at home, our rates include:

-
- Weekly housekeeping
 - Flexible check-in/out
 - Luxury linens and Bamford toiletries
 - Legal compliance on all our homes
 - A personal welcome and arrival essentials
 - Unlimited access to guest services and tailored experiences
 - Professional inventory inspection before and after every stay
 - Access to a curated portfolio of sole agency properties



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Please get in touch if you have any questions
or require any further information.

hello@domusstay.com

+44 (0)20 8168 8880

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