

GROVE END ROAD
ST JOHN'S WOOD, NW8



savills

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A UNIQUE DETACHED HOUSE
SITUATED ON THE WEST SIDE OF
ST JOHN'S WOOD



A rare and exciting opportunity to purchase a former Sculptor's studio which was adapted in 1974 into a family home by the renowned architects Sir Colin St. John Wilson and MJ Long.

Set on two floors only this enchanting period home was originally built circa 1926 as a studio by prominent Scottish architect Thomas Tait for the sculptor Sir William Dick Reid whose work can be seen at Selfridges, Lord's and St Paul's Cathedral with examples incorporated into the house. During his time at 31 Grove End Road the acclaimed conductor and impresario Sir Thomas Beecham rehearsed his string quartets in the studio.

Hidden behind a pretty wall this secluded freehold house is set back from the main road and comes with a private courtyard and a delightful walled garden.

Spanning circa 2400 sq ft the property boasts a full height central space which offers dramatic volumetric character. This central space has been retained as a living hall and comes with spectacularly large critical windows.

This Grade II listed house retains some unique features from when it was originally built which all add to its aesthetic appeal and charm.

At the end of the studio Hall there is a staircase which leads to an impressive gallery that overlooks the entire studio area. This room is completely versatile and could be used as a bedroom or a



The three images below are from when the property was renovated in the 70s

workspace. The property further comprises an eat-in kitchen with a clerestory that brings in natural daylight, a study/library, 3 bedrooms, annex/ further bedroom, 1 bathroom and 2 guest toilets. Additionally the house comes with the added benefit of planning permission to replace and widen the entrance gate which would enable the residents to create a parking space within the courtyard. Planning reference number 16/08119/FULL

This incredible building is a piece of living history which offers a purchaser a once in a lifetime opportunity to restore this home to its former glory and live in a truly unique residence.

ACCOMMODATION

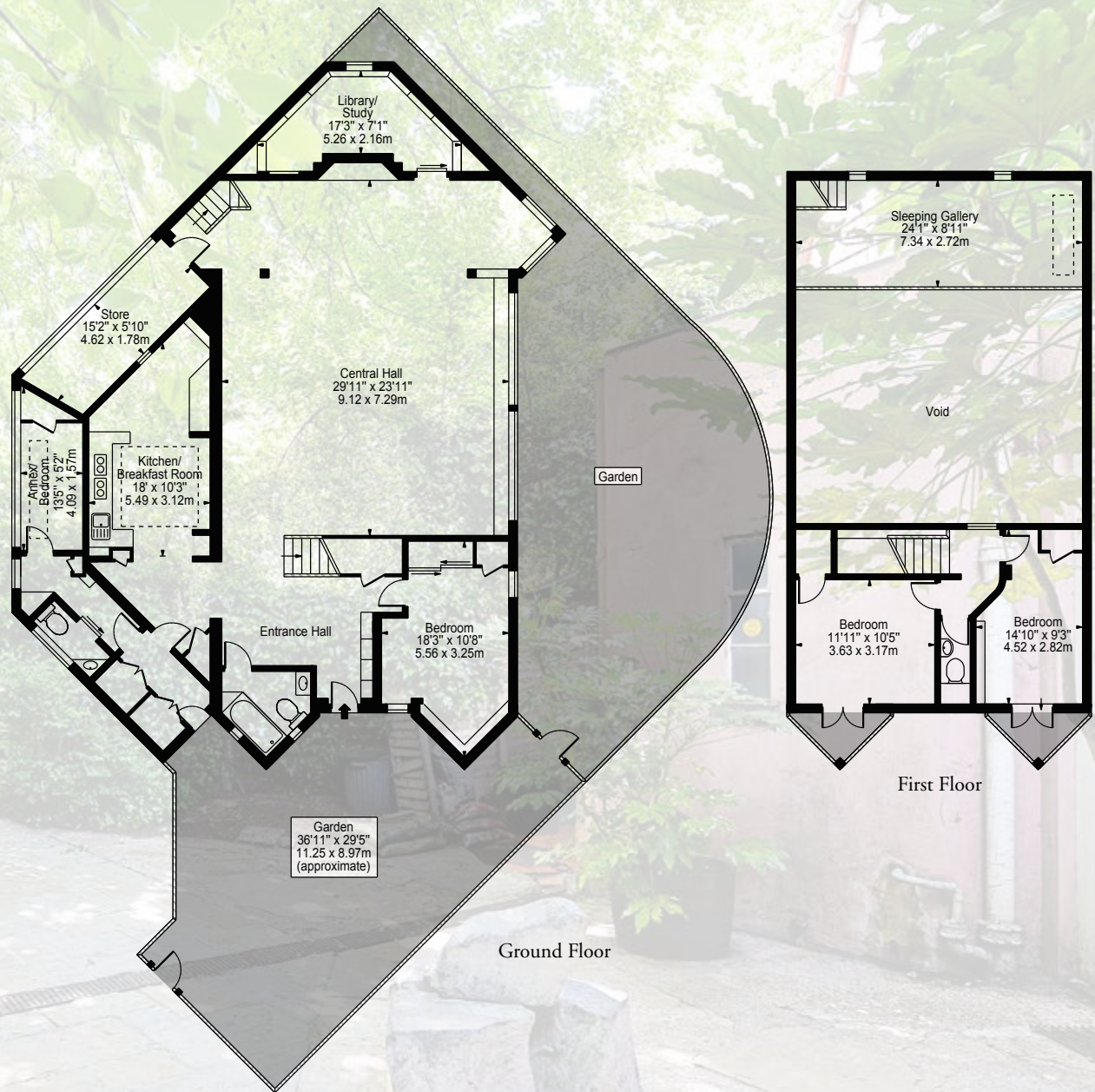
Entrance hall • Central hall/Reception room • Library/study • Sleeping gallery • 3 bedrooms • 1 bathroom • 2 cloakrooms • Annex/bedroom • Walled garden • Courtyard

Grade II Listed
Freehold
City of Westminster





GROSS INTERNAL AREA (APPROX.)
225.94 SQ.M. (2,432 SQ.FT.)



Viewing: Strictly by appointment with Savills.

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