

ART AND
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LONDON'S
TOP INVESTMENTS

BILLIONAIRES' ROW
NEWEST

HOLIDAY IN THE
SOUTH OF FRANCE

PRIVATE AIR

LUXURY HOMES

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Holiday at the
BEACH HOUSE

SET BETWEEN SAND DUNES, BEACH, AND OCEAN THIS SWEET, MODERN SERAGLIO IN ONE OF THE MOST EXPENSIVE ZIP CODES IN THE UNITED STATES IS MANNA FROM HEAVEN.





EATON PLACE

— LONDON, U.K —

Tucked within an enclave of posh exclusivity, an opulent jewel sparkles with a singular brightness. Investors take note; this is not simply luxury real estate in London, this is a prime market opportunity in Belgravia.

By: Gina Samarotto

Identified by Knight Frank in the 2014 Wealth Report as a top three prime global city market, London is a city of particular importance to the most savvy of affluent investors. In a metropolis rife with luxury, in order to be considered a stand out among London real estate, a property must go above and beyond what can be called merely premiere – it must possess a unique aura of grandeur and command attention while exemplifying an elevated perception of value. In London, no one area fits that lofty list of attributes more completely than Belgravia.

A stately neighborhood as well known for its upper crust residents as for its multi terraces residences, Belgravia is to London what Sutton Place is to Manhattan. Instantly recognizable by an impressive concentration of white stucco buildings, the infinitely exclusive Belgravia sits high on the list of London's most desirable residential locations.

Eaton Place, and specifically the western end of Eaton Place, is among the most desirable areas of that already covetable enclave. It is here, tucked approximately half a mile from Sloane Square and Victoria, where the spectacular 71 Eaton Place resides.

“Belgravia is an internationally known address, it contains the finest stucco buildings in London which surround beautiful private squares,” says Matthew Armstrong of Knight Frank Belgravia. “It offers its residents a quiet residential lifestyle with excellent options for schooling and access to some of the finest shopping and restaurants in the surrounding areas.”

Classified as a Grade II building, the façade of 71 Eaton Place pays quintessential homage to typical Belgravia style. Steeply pitched oriels adorn the tops of generously sized windows, gracefully turned stone balusters frame a string of terraces while stately columns stand sentry to support the impressive porticos marking each entry. Thomas Cubitt, whose other illustrious achievements include having built a portion of Buckingham Palace, designed the building. Knight Frank’s Armstrong brings further light to this royal connection by explaining, “Belgravia has strong connections to the Royal family with Buckingham Palace close by and the beautiful Royal Parks of St James and Hyde Park on your doorstep.” As the original architect, Cubitt also served in the role of master builder of Eaton Place during its construction from 1820 through 1830.

Eaton Place’s current owner curated the interiors of the residence by incorporating notable elements including a spectacularly copper-clad soaking tub, beautifully modern light fixtures, dramatic wall treatments and elegant, parquet flooring. The meticulous planning that went into the design is apparent, with the home seeming to embrace the very essence old-world charm.

Currently available through Knight Frank, 71 Eaton Place is offered through tenured leasehold with approximately 979 years remaining and at a guide price of £8,950,000. ✈

For further information, please visit www.knightfrank.co.uk or contact Knight Frank Belgravia at 020 7881 7722.



