

## PRESS INFORMATION

### **KNOF Design** creates a unified Kensington Townhouse

#### Design Walk-Through:

##### Ground floor:

On entering the house, the language of the interior scheme is immediately apparent. The new double-volume stairwell within the formal entrance area allows for plenty of light and air. An elegant monochrome palette of dark *Nero Marquina* marble flooring, with subtle and natural striations, contrasts with crisp white walls and black-lacquered *Lenox* octagonal mirrors (retained from the previous scheme). The double volume space also features a cascading and sculptural *Rhythm* light by *Vibia*, hanging from the storey above, whilst a newly-reimagined staircase with a curved metal design, timber treads and bespoke, carved timber balustrade adds immediate drama and includes flush, integrated linear bespoke lighting details inset into the adjacent white wall, which demarcate each individual stair. To the rear, a new lift is located, with a mirrored ceiling and textured hand-painted wall paper on the interior.

On the ground floor, the entrance space leads into the luxurious and open living, dining, lounge and piano area. This sophisticated and glamorous space is perfect for elegant entertaining and is subtly arranged into four segments, defined by furniture layouts and intended usage. Flooring throughout is a large-plank, pearl grey oak timber by *Turgon*, whilst the walls feature a neutral, textured wallcovering by *Arte*. The formal dining area at the rear overlooks the garden and features a 3m-long grey oak *Varino* dining table by *Oskui* with ten soft grey leather *Colette Bridge* chairs by *Roche Bobois*. Above the table is a dramatic, 185cm L *Joosth Glacier Stretch* chandelier. A signature joinery piece in this area is a full-height elegant open bar in a stunning back-lit crystallised agate, with delicate glass shelving, encased in a bespoke, matte-bronzed built-in unit. The open bar section of the unit is complemented by a full-height, bronze mirrored sliding door, which provides light and reflection, but also conceals a wet bar alongside, with rose gold tapware and a built-in sink situated between open and closed glassware storage areas.

The dining area sits adjacent to an open living area. Here, a full-height co-ordinating bronzed media unit provides a TV area with bookshelves and integrated A/V and mechanical services. The

unit's full-height sliding doors are wrapped in a soft leather, with large-scale bronze pulls allowing it to be open or closed. A stunning, L-shaped *Bristol* sofa by *Poliform* was the perfect addition to the space, providing ample soft seating, with an integrated low-level, open cenere oak book ledge to its rear. Inside the light-filled Juliet balcony window area are two soft pink *Mad* swivel arm chairs by *Marcel Wanders*, upholstered in a custom velvet for the scheme and supplied by *Poliform*. In the centre of the room, an indirect surface-mounted *Vibia* light projects onto a stunning, custom-made agate coffee table, on a bespoke *Matka* wool velvet rug, which materially connects back to the bar area.

At the front side of the house are the lounge and piano areas. The piano area is kept simple with a *Steinway and Sons* black gloss grand piano centre-stage. To one side is a mirrored and lacquered sideboard with the client's own contemporary large-scale art piece above, plus symmetrically-arranged crystal table lamps. On the opposite side are two custom-designed chairs by **KNOF Design**, with the seats upholstered in a *Holland and Sherry* cashmere wool base and *Calvin Klein* patterned-fabric backs, plus delicate, aubergine, leather-wrapped cushions. The backdrop to the seating area is an open and closed dividing screen plus shelving wall, which creates a light division of space, whilst also concealing some pipe and structural steelwork. The open joinery piece was designed by **KNOF Design**, using the matte bronze finish once again, with co-ordinating textured metallic finishes and mirror on the various closed shelving areas.

On the opposite side of the dividing shelf wall is the glamorous lounge area with a metallic and white colourway, featuring a *Joosth Glacier* crystal chandelier that mirrors the one in the adjacent dining area. A fully-upholstered, softly-curved *Flexform* sofa sits against the full-height windows, which feature delicately-draped sheer and silk curtaining. A deeply-buttoned, large, round *Allegri* ottoman in pewter *Edelman* leather sits beneath the chandelier, along with matching *Flexform Guscio* armchairs, upholstered in a *Nina Campbell* fabric, with burnished metal legs.

Progressing through the space, you now arrive at the secondary entrance stair lobby with a similar palette to the main lobby and a beautifully-curved stair leading both up and downstairs. A dramatic, all-black guest powder room is fully clad in grained black Kenyan marble and featuring a striking, black wire, free-standing *Hidra* basket basin from *Tutto Bagno*. An all-black floor mounted tap adds to the dark and rich cloakroom scheme, whilst an integrated 'floating'

Kenyan marble shelf is cleverly integrated for accessories. An offset, polished silver, textured-frame mirror provides the final touch of glamour.

Tucked to the side of the ground floor off this hallway is the black-out cinema, luxuriously decked out in deep and rich royal blues, including a fully-integrated 4M built-in tufted velvet blue wall sofa with four co-ordinating *Edelman* leather upholstered *Ono Cube* ottomans. A variety of cushions, featuring black and white African-inspired animal prints from *Stark Fabrics*, offset the scheme, which creates a dark, intimate and cosy hideaway within an otherwise light and open interior. The full height timber panelled walls and joinery unit in the space are also finished in a lightly lacquered royal blue finish.

### **Lower Ground Floor:**

The lower ground floor houses another large-scale open area, containing the kitchen, family dining area, playroom and study space, all featuring extra-large format concrete tile flooring. The heart of the home is a clean and modern *Boffi* kitchen, with a warm wall housing all the heating equipment and a cool wall opposite with the integrated refrigerated areas, plus a central island for cooking and seating and a white-gloss-textured exhaust with flush concealed lighting providing a focus above. The island provides seating for four with a cantilevered ledge to tuck four soft *Sierra* leather-upholstered stools beneath.

The pantry area cleanly extends into the adjacent dining area, its utilitarian white finish converting to a soft bronze metallic finish to demarcate the spaces, whilst the wall units still provide further functional pantry and storage space. A multiple ring bronze *Hinge* light sits above a *Link* dining table here by *Jakob Wagner* for *B&B Italia*, with eight *B&B Italia Papillo* dining chairs around it, upholstered in a lemon pelle fabric. A much-loved artwork from the original property – a full height fork and knife graphic by *Tracy Kendall* was specially-remade in a bronze finish to complete the scheme. Opposite the metallic pantry wall, a semi-open joinery wall houses mechanical equipment and also provides a backdrop for a neon contemporary abstract painting, (one of two by the same artist on opposite sides of this dividing wall), plus open shelving in a dark metallic steel finish. The whole dining area is suffused with natural light, thanks to full-height windows and sliding doors, giving access to the rear sunken garden.

Along the opposite side of the open kitchen and dining space is a study and play area, with the study housing two built-in computer homework areas, with custom-designed desk joinery that features filing drawer storage below and a floating shelf above. The area above the work surface is covered in an oyster-coloured *Weitzner* smart magnetic wall for posting and display. Opposite is an open family playroom with matching rugs and joinery housing a TV unit and continuous, concealed, linear lighting in a graphic and linear pattern. A bespoke sofa features a series of lemon-yellow cushions, plus a platinum-enamelled ceramic *Ringo* side table by *India Mahdavi* to one side. A second fully glazed window and sliding glass wall in this section gives the subterranean space yet more natural light and leads out to the newly-enlarged sunken terrace and garden area, which features an outdoor dining set-up, firepit and a sculptural green wall, whilst a co-ordinating colour scheme ensures that the outdoor flooring appears as a continuous extension of the interior.

Off the main open area is an all-white glazed tiled guest toilet with a barrel-vaulted ceiling and custom-designed mirror by *Ruth Parker*, with a finish inspired by splashes of blue water. The lower ground floor also includes a guest bedroom with en suite bathroom. The curved-wall guest room has with its own garden entrance/ access and has a calm and neutral décor with a bed with upholstered headboard in a soft French grey suede and a scattering of co-ordinating textured and patterned cushions in creams and neutral tones. The guest en suite, meanwhile, makes clever spatial use of a triangulated area with a large open shower area with free-standing glass, a flush linear drain and concealed lighting details. The room is fully clad in floral patterned and textured tiles by *Patricia Urquiola*.

Finally, the lower-ground features a built-in wine room with a small humidor and a connection to a newly excavated basement area which houses the main mechanical room and a full-service utility and laundry room.

## First Floor

The main entrance stairwell to the first floor overlooks the main entrance and continues to the master bedroom suite. *'In order for the master suite to feel like one joined-up area whilst also connecting to the other stairwell meant some serious thinking in terms of space-planning'* **Susan Knof** commented of the first-floor layout.

The entire master bedroom as well as the his'n'her walk-in wardrobes are finished in the same pearl grey oak timber flooring used throughout the home. The bed features an eye-catching and elegant full-height bespoke headboard by **KNOF Design**, using white sand suede by *Elizabeth Dow* for *Altfield* with soft coordinating stitching detail, inspired by the finish of *Yves Saint Laurent* handbags. At each side, matching grey *SMA* bedside cabinets feature ochre horn handles. A *Voulet* ottoman upholstered in *Zimmer + Rohde Velvet Flame Fog* fabric sits at the foot of the bed on the solid soft grey *Luca* silk rug. Custom cabinetry was designed by **KNOF Design** to house a TV and additional storage, using a lightly lacquered and dyed bird's-eye maple veneer with small bronze pulls. A handbag storage area was covered in the same *Brian Yates Back to Nature* wall covering finish as the rest of the room to blend in. Natural lighting is enhanced by light patterning projected through the *Jim Thompson* zebra-patterned, soft voile curtaining. Full-length almond silk black out curtaining by *Weitzner* provides the requisite level of luxury for the room, with an overall feel of understated sophistication.

'His' wardrobe and en suite are set behind full-height sliding pocket doors. To maximise the feeling of space and light, the storage is primarily closed and elegantly finished in a soft grey veneer with pale horn handles and a bronze knuckle finish by *Ochre*. A leather hair-on-hide upholstered ottoman adds decoration and subtly connects to adjacent voile window treatment. The man's en suite is marble-clad in a veined *Evia* brown marble with flush joints, with a matching top-mounted stone basin on a custom-designed grey lacquered vanity unit. *Kohler Tapware*, with a masculine and linear feel, is used throughout.

'Her' wardrobe and en suite are to the side of the master bedroom and are larger still, with a small built-in vanity unit between the walk-in wardrobe and en suite, in the same white lacquered bird's-eye maple finish as used in the master bedroom, with a hand-painted and bespoke pearlised-pink wallcovering and a vintage gold mirror. The unit houses lingerie and jewellery. The walk-in wardrobe features an upholstered window seat scattered with all white silk and velvet cushions, plus drawer storage below and ample open and closed clothes and pull-out shoe storage to either side. The same white lacquered bird's-eye maple finish and ochre horn and bronze pulls were used here, linking back to the master bedroom and his wardrobe. Leading directly off is her en suite, where a dramatic *Fior Di Pesco* marble in varying pinks and

greys with strong white veining covers the entire floor, as well as the vanity top, splashback and accent shelving. while a bright white *Thassos* marble was used for all walls. An *Aurea* bath by *Fired Earth* sits beneath the central window, with a large walk-in shower and shelving to one side and a bespoke vanity with a *V+B My Nature* surface-mounted washbasin located on the opposite wall.

## Second Floor

At either end of the first floor is a set of stairs leading to the top floor, where the two daughters' bedrooms and en suites, a playroom, a small kitchenette / pantry and a guest or nanny bedroom and bathroom are located. The children's rooms are bright and colourful, with a variety of special details so that they can be used for creativity and study, as well as for sleeping and hanging out.

The first of the girls' bedrooms, in lavender, is situated to the rear of the property, overlooking the garden below. The décor, in light lavender and cream tones with fine details, is both colourful and delicate. Soft *Wisteria* suede by *Altfield* was used for the bespoke buttoned headboard and two *Mercure* ottoman stools by *Pierre Frey*. Matching, mirrored *Porada Queen* bedside tables sit to each side of the bed, with wall-mounted *Central Park* lamps and a matching pendant light from *Karman*. Two mirrored bird artworks sit above the headboard. A solid lavender silk rug grounds the bed area, whilst a *Cole & Son Foundation Tweed* wallcovering is used throughout. The lavender colour scheme continues into the en suite bathroom, where a bespoke lavender vanity holds a *Kohler* ceramic *Water Grove* basin on a *Conical Bell Vessel* with *Zucchetti* chromed tapware. Opalescent mosaic tiles line the wall behind the vanity and the free-standing bathtub, whilst all the other walls are clad in white *Thassos* marble creating a bright and clean feel.

The other daughter's room is in pink and peach tones and sits at the front of the house, overlooking the street entrance. A gentle layering of soft colours and patterns here includes walls in *Designer's Guild Pearl Cuttings* wallpaper and wardrobe doors accented with a hand-painted *Holland and Sherry Silmarillion Gold* paper. A bespoke pale pink *Elitis* velvet headboard coordinates with *Fidji Lotus* black-out *Lelievre* curtains, whilst a sheer voile with embroidered circles - *Helical Chalk* by *Kravet*- adds a subtle layer of textured light play. Mirrored butterflies on the wall link to the birds in the other daughter's bedroom. The co-ordinating en suite features a combination of *White L'Antic Colonial Mosaics* by *Porcelanosa* for the shower and vanity backsplash area, plus white *Thassos* marble throughout and a soft pink lacquer for the bespoke

vanity unit and inset open storage shelves. The shower is washed with daylight thanks to a new overhead skylight with diffused glass. As with the other daughter's bathroom, the basin is a *Kohler Ceramic Water Grove* basin on a *Conical Bell Vessel* with *Zucchetti* chromed tapware.

A shared playroom is decorated in soft-but-cheerful tones of yellow, blue, pink and orange, with walls in a printed *Holland and Sherry Blue Flanders* wallcovering and a bespoke low level sofa in a combination of mint and yellow solid and woven lattice soft textiles, all by *Beacon Hill*. Both walls are lined with custom-made, white lacquered storage joinery to house a TV and provide toy storage. A bespoke patterned rug ties the scheme together. The corridor connecting all rooms on the third floor is infused by a wash of natural light as a result of 3 new skylights. At one end, adjacent to the stairs, is a small concealed pantry by *Boffi* housing a small basin, refrigerator and kettle area to service the top floors.

On the alternate side of the plan are the guest/nanny's room and toilet. This final bedroom, featuring a sophisticated and neutral palette, is neatly tucked in at the end of the circulation in a room with a large arched window overlooking the lower roof with the cinema room's skylight of cinema below.

**Susan Knof** summed up the project and her personal experience of the design by saying '*It's rare to get a chance to create such a large-scale interior, both from an architectural and design point of view, at the very high end of the market in one of London's most sought-after areas. It was such a pleasure to work on this project, both extending my earlier relationship with the client and continuing my international working life, which usually finds me sketching away somewhere mid-air between Miami and another point on the globe!*'

--- ENDS ---

#### CREDITS:

Interior Architecture and Design: **KNOF Design | Susan Knof**

Photography: **David Cleveland**

Developer: Homerun Services

Project Manager: Chelsea Construction Company

Local Architect: Design Solutions

Structural Engineer: Michael Alexander

Mechanical Engineer: Cooper Homewood

**KNOF Design** is owned and led by **Creative Director Susan Knof**, a native New Yorker and international interiors professional, whose work has graced the covers of leading international design and lifestyle magazines. Having lived and worked in New York, Sydney, London, and now Miami Susan's background lends a sophisticated and cosmopolitan style to her designs. Susan started the company in 2012 after over 15 years in the architecture and design industry. Susan's tenure includes roles at large architectural practices, such as Gensler, TPG, and SOSH Architects in New York. Prior to establishing **KNOF Design** she was a lead designer with luxury London-based design practice, SHH Architects, where she led a team focusing on high-end residential interiors throughout the UK and Europe. She has a BFA (Hons) from Miami University, where she majored in Interior Architectural Design. Susan was an Associate Professor at Berkeley College in the USA and has also done volunteer construction work for 'Habitat for Humanity International' in mainland USA and Hawaii. She is a full member of the BIID and is also an LEED (Leadership in Energy and Environmental Design)-accredited professional. In 2011 Susan was invited to be on the steering committee of leading British design publication IDFX. In 2015 KNOF Design was the Gold winner recipient of the London Design Awards and Shortlisted for the International Design and Architecture awards. In 2018, KNOF design became an official partner in the Rolls-Royce 'The Pursuit of Excellence'

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