

Mews News

No.3 May 2003

**News of the mews from Lurot Brand - The London Mews Company.
The *only* estate agency specialising in the sale and rental of mews properties.**



ANOTHER SMART MOVE FOR LUROT BRAND

In 1999 the trend for estate agents to use cars for publicity went into top gear after we imported one of the first of the now-familiar Smart city cars to London. The cute little car created enormous interest and became an instantly recognised symbol of the company as it buzzed around town.

Now we are in pole position again.

Having put down an order at last year's Paris Motor Show, Oliver Lurot and Nick Salmon collected the latest addition to the firm's fleet from France on April 11th and so became the first UK owners of Smart's new sports coupe. In fact the car was the first of its type to leave the dealer in Paris and was appropriately toasted in champagne. It is not officially launched here until September though a few left hand drive models may be available from June.

"We gained enormous recognition with our early Smart cars and this new Roadster is totally in keeping with our image," said Oliver. "It really stands out in the crowd."

Nick added: "It's a sophisticated, intelligent design, beautifully put together. Rather like some of our mews houses!"

BUY NOW - OR RISK LOSING OUT.

In the January issue we said: "The mews market is active but buyers are being very choosy and an over-optimistic price will put them off even bothering to look."

That assessment of the market is still accurate today, if anything, more so.

The onset of the war in Iraq made no discernible difference to the number of mews houses being sold and unlike the 1991 conflict no-one pulled out of a deal citing the war as the reason.

The fact is, the market was softening long before the war became a certainty and the rate of house price inflation in London had been slowing for many months. Today the reality is that any

property will sell but it will be at a realistic price. Buyers know they have time to make a decision but they also have to be aware that waiting for prices to fall may not be sensible.

At some point in the not-too-distant future large numbers of dormant buyers will sense that the market is not going to collapse with prices in free-fall and will start their search again in earnest. Although stock levels have improved in recent weeks there is unlikely to be enough for sale to satisfy everybody.

The message is: 'Don't be a sheep and follow the crowd. Buy now and avoid losing out to future competition'.

TAKE UP OUR OFFER...

We receive enquiries from all over the world from people wanting to buy or rent a mews house in London but unlike most estate agents who deal only in the immediate area round their offices, we cover all of central London.

If your mews house is in the north, south, east or west of the Capital we want to help you, so to start the process we will provide you with a pre-sale or pre-renting opinion of the possible sale price or rental value of your property.

To take up our offer - and there is no obligation to ultimately use our services - just call 020 7479 1999 and mention Mews News.

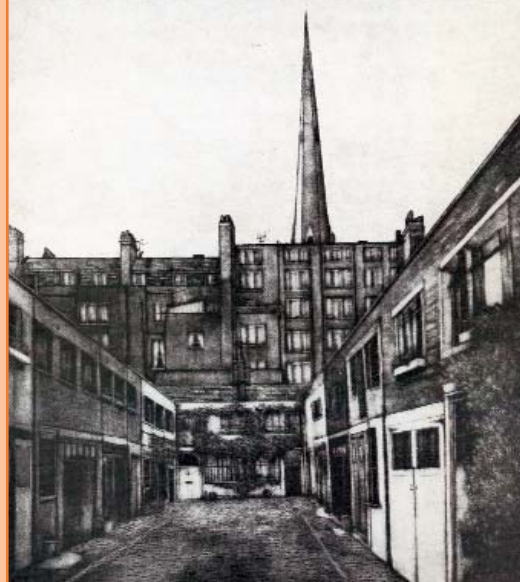
*Prior to 1899, Devonshire Close W1 was named
'Cape of Good Hope Mews'*

Living and Working in Leinster Mews - for 40 Years!

At a time when the average person moves house every five years it is rare to meet a couple who have lived the same property for 40 years. But that is exactly what Francis and Martha Gail Kelly have done with their house in Leinster Mews, Lancaster Gate, W2.

Francis was already a successful artist by the time he and his wife bought their mews house in the early 1960's. The building could not only accommodate an engraving studio in its ground floor but also had the space to add a top floor room with lots of glass to provide the all-important natural light for painting and drawing.

The house has not only been a place of work. The couple's children were raised there and now grandchildren play in rooms hung with pictures charting a life of travel and observation.



Francis Kelly was born 1927 and received his early education in Chicago and California. After serving in the U.S. Navy from 1944 to 1948 he entered art school in Los Angeles.

His talents led him to attend the Academie de la Grande Chaumiere, Paris in 1951-52. In 1953 he moved to the University of Hawaii and then joined the University of California in Los Angeles where he was graphic laboratory assistant to John Paul Jones. Awarded a Fulbright grant in 1955 he came to the Graphic Department at the Central School, London, and in 1958 was awarded the Stacey grant for painting. His study of painting conservation at the Courtauld Institute resulted in him being sent to Florence in 1967 to restore flood-damaged paintings.

Inspiration for Francis has come from a diverse variety of sources including for example, the countryside, light on water, street posters and seaside piers. His work has been hung in the Royal Academy and today many of his works can be seen on the website: <http://www.franciskelly.com/>

The pictures here are of Leinster Mews W2, just off Bayswater Road on the north side of Hyde Park. On the left is a recent photograph of the mews and on the right is an aquatint by Francis Kelly showing the distinctive feature of Spire House, one of the first of London's former churches to be converted into flats.

We met the Kellys as a result of our request in the last edition for stories about unusual types of commercial activity in the mews. If your business is 'different' and you think Mews News readers would be interested, please drop us a line or an email.

Where in the Mews?



Can you identify the mews where this distinctive arch is located? The first correct entry out of the hat will receive a bottle of champagne. Entries by post or email: mewsworld@lurotbrand.co.uk

Clue: Named for an ancient appointment in the Church?



The winner of last issue's competition to tell us where this lamp is situated is Dame Beulah Bewley who correctly identified Grosvenor Gardens Mews North. Our congratulations and a bottle of champagne are on their way to her.

Bathurst Mews W2 featured in 'Scandal' the film of the Profumo Affair, though Stephen Ward's house was actually in Wimpole Mews W1.

MEWS TO BUY



Kersley Mews SW11

Minutes away from Battersea Park, this 1,174 sq ft house is located in an exceptionally pretty mews. It has a galleried reception room, dining room, kitchen/breakfast room, 2 bedrooms, bathroom and shower room.

Freehold £565,000 Subject to Contract

Keep in Touch

Keeping in touch with the properties we have for sale and rental is easy.

If you have internet access MOST of our properties can be found at www.lurotbrand.co.uk. The site is updated daily. We are also able to email the Mews Update and our full colour details in .pdf (Acrobat) format.

Our printed Mews List is updated regularly and is supplemented by our Mews Update - both can be posted to you on request and contain details of ALL our properties.

We advertise widely in the pages of The Sunday Times; The London Magazine; London Agents, London Property News and The Resident.

TIME TO GET YOUR ENTRY IN.

Lurot Brand is once again sponsoring The Chelsea Garden's Guild 'MEWS IN BLOOM' competition.

The competition, which encourages community spirit by inviting individual owners to get together and beautify their unique streets with window boxes, planters, shrubs and trees, is open to any mews within a three mile radius of the Old Chelsea Town Hall. That covers Battersea to Maida Vale and the City to Hammersmith.

Past winners include Spear Mews and Hesper Mews in SW5 and Sussex Mews East in W2. Kynance Mews in South Kensington fought off the competition admirably to win in 2002. Perhaps your mews could be next?

The winning mews holds the solid silver Lurot Brand armada plate for one year following a presentation at the Guild's annual prize-giving at the Chelsea Physic Garden in July.

Entry to the competition is free once you or your mews has become a member of the Chelsea Gardens Guild. Membership costs just £16 per year and full details are available from the Guild's chairman, Mrs Penny Pocock on 020 7352 2729. Judging will take place on Saturday 28th June 2003 and the prize-giving takes place at the Guild's summer party on Monday 28th July 2003.

Remember, a beautiful and blooming mews always enhances the quality of living for everyone and will go a long way to maintaining or indeed increasing the value of your home, so no excuses - we look forward to hearing from you very soon.



From the Archives

"Gentrification is a text-book demonstration of the austere geometry of supply and demand applied to housing. Predicated on concepts of change, growth, improvement and value, the process would be unworkable in any economy where people and jobs were not mobile or where inflation was zero or less.

More significant still, gentrification would become a fringe pursuit, like brass-rubbing or lepidoptery if London were a city where new houses were built...

First of the the servants' quarters to be taken over were the mews buildings of the West End. By 1961 they got coach-lamps and fake fan-lights. People who felt they were smart were volunteering for occupation of crude sheds built to shelter horses and stable lads..."

Stephen Bayley writing in The Standard in 1987.

A Lusty Man?

"Near eleven at night, the Prisoner was standing at her own door. A neighbour coming to talk with me, the Prisoner went in and shut her door. But in two or three minutes it was opened again, a lusty man came out and went towards the Mews."

Extracted from the case of Elizabeth Calloway, 2nd July 1735. Which mews? How did she know he was 'lusty'?

If you want to know what happened in this and many other cases, take a look at this fascinating website: www.oldbaileyonline.org/

Eventually this resource will offer instant access to the transcripts of over 100,000 cases heard at the Old Bailey between 1674 and 1834.

NOT FOR THE FAINT-HEARTED!



"I want a place to modernise," is a regular request we receive from would-be mews house buyers. It can usually be interpreted as "I want somewhere that needs a bit of redecoration". Very few people really want to take on something in need of TOTAL refurbishment but for the brave-hearted it does give plenty of scope to make the finished house truly to your own taste and lifestyle requirements.

Brave-hearts may like to consider this gem in Prince's Gate Mews SW7, for sale at £1.275 million, loo included.

Pont Street Mews SW1 probably derives its name from the French for 'a bridge' - which spanned the Westbourne Brook.

MEWS TO RENT



Pembridge Mews W11

A 'fab' house in a great Notting Hill location. Loft-style reception room leading to a decked terrace. Fitted kitchen, master bedroom with dressing area and en-suite bathroom with separate shower room. 2 further double bedrooms and a shower room.

£900 per week. Unfurnished.



Eaton Place SW1

A spacious and elegant, ground floor maisonette in the heart of Belgravia. Reception room, dining room, eat-in kitchen, 3 double bedrooms and 3 bathrooms. Patio.

£2,250 per week. Furnished or unfurnished.

Caption Competition



A summer's evening and time for a well-deserved after-work drink at the Grenadier pub in Wilton Row SW1. Send us a caption for this picture. A bottle of champagne will be sent to the winning entrant - which we will publish in the next issue.

Address details on back page or email to: caption@lurotbrand.co.uk

Competition Winner



Winner of last issue's caption competition, and a bottle of champagne, is Jo Appleby-Lom of London W2

MEWS TO RENT



Prince's Gate Mews SW7

Lovely house in this popular mews close to South Kensington and Knightsbridge. Ground floor reception room and raised dining area, second floor reception room leading to a terrace, fully fitted kitchen, 2 double bedroom suites, single bedroom, shower room, cloakroom, garage.

£1,300 per week. Furnished.

Scenes for the film of the S.A.S, 'Who Dares Wins' were shot in Kynance Mews SW7.

HOUSE TO BUY



Kendal Street W2

If your family has outgrown its mews house, here is a splendid alternative. 2,441 square feet of Grade II listed, period town house on the prestigious Hyde Park Estate.

1st floor double reception room, dining room, kitchen, gym/reception room, 4 bedrooms, en-suite bathroom, 2 shower rooms, study, cloakroom, patio, terrace, vaults.

109 year lease £1,275,000

Please call 020 7590 9955 for full details

Gardiner's Tips

Gardening ideas from Ian Gardiner - a member of our letting and management department.

Now that the months of rain and cold weather are nearly over it is time to replenish the soil with some good healthy nutrients such as fertiliser, manure or blood, fish and bone. Sprinkle over and around plants and work into the soil if possible. For a lush green lawn apply a high-nitrogen feed and water well.

Slug and snails cannot resist all the new growth around so if you are nature-conscious put gritty soil around plants with crushed eggshells or use a pet and bird-friendly slug killer.

Sow annual climbers such as rhodochiton, asarina, eccremocarpus and ipomoea and plant summer flowering bulbs such as gladioli, nerine bowdenii and dormant Dahlia tubers.

Treat roses fortnightly with a pest and disease spray. Start planting summer hanging baskets and keep them inside until frost risk is minimal.

Sit back, relax and enjoy all your hard work and why not enter our Mews in Bloom competition?

Ian is off to pastures new and this is his last column. We wish him well for the future.

MEWS TO BUY



Prince's Place W11

A very attractive, three storey house in a quiet location just round the corner from Norland Square. 917 square feet of very comfortable accommodation including a reception room, dining room, kitchen/breakfast room, 2 bedrooms, an en-suite bathroom and a shower room.

Freehold £565,000 Subject to Contract

LUROT BRAND - THE LONDON MEWS COMPANY LTD



37-41 Sussex Place London W2 2TH
5 Kynance Place London SW7 4QS

Mews House Sales: 020 7479 1999
Rentals and Management: 020 7479 1988
Houses & Flats: 020 7590 9955
Email: info@lurotbrand.co.uk

www.lurotbrand.co.uk



Consult a member here.



Member Firm



Founder Member



Member Firm

MEWS TO BUY



Lexham Mews W8

The 'Spink' development of a 1,500 sq ft house with garage, garden and terrace.

'Spink' is a byword for superb quality (*that's our description. Ed.*) and this wonderful property features some very hi-tech equipment including: Linn/Denon/Panasonic multi room hi-fi; plasma screen home cinema; Lutron lighting; Nacoss alarm system and Cat 5 network wiring. Bosch, Siemens and Miele appliances; walnut, maple and cedar timbers.

Freehold £1.35 million Subject to Contract