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# Henry & James

Est. 1950

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## ESTABLISHED IN 1950 HENRY & JAMES IS ONE OF LONDON'S FINEST INDEPENDENT ESTATE AGENCIES



### NEWSLETTER, APRIL 2018

There is plenty to inspire you in this month's newsletter. We share a personal story of one owner who transformed her bathroom with 65,000 Swarovski crystals, property industry news is brought to you by James Bailey, Chief Executive of Henry & James and if you are stuck for ideas to decorate your home, we interview Sophie Harden about her exhibition at The Osborne Gallery.

ARRANGE  
A VALUATION



by  
The Belgravia Specialists

### LATEST NEWS



#### BELGRAVIA MARKET SPOTLIGHT

“We have seen a major uplift in the number of properties coming on the market, taking on three homes on West Halkin Street alone this month,” explains James Bailey, Chief Executive of Henry & James.

“Both sellers and buyers are active again with a significant increase in the number of people registering, too. People are using the spring season to launch their property search. Many buyers are bored with Brexit and just want to get moving now. A combination of the right properties at the right price is contributing to this busy time. Our lettings department is equally popular with its busiest March in three years.”

#### HOW THE BANK OF

Things are on the move in one of our great national institutions – the Bank of Mum and Dad. Many young people have only been able to get on the housing ladder thanks to a



## MUM AND DAD IS CHANGING THE CENTRAL LONDON PROPERTY MARKET

helping hand from their parents. Yet we have recently noticed a different trend which will benefit families for future generations. [Read on.](#)



## PROPERTY OF THE MONTH - RIVERSIDE ONE, LONDON SW11

Escape to the shores of The River Thames for some of the best views across London. New to the market this month, Riverside One combines a sense of space and grace. There is no shortage of design features from an open-plan reception room to a cutting-edge kitchen for contemporary living. The triple-aspect apartment from Foster & Partners' has views across Battersea and Albert Bridges. [Take a tour.](#)

### How much is your house worth in 2018?

Are you curious to discover how much your property is worth, or are you planning to move in 2018? Find out the current market value of your home. Book a free valuation with the Henry & James team on Tel: 020 7235 8861 or email [belgraviaoffice@henryandjames.co.uk](mailto:belgraviaoffice@henryandjames.co.uk).



## NEW EPC REGULATIONS: WHAT THEY MEAN FOR LANDLORDS & TENANTS

In case, you missed it, landmark legislation was introduced this month that is going to change the lettings landscape for landlords and tenants alike. Read what the new EPC regulations mean for you. [Read on.](#)



## MEET THE VENDOR - MARIA GRINTER

Meet one of our current vendors Maria Grinter, television broadcaster and fashion designer. Here she discusses her £80,000 Swarovski crystal bathroom, her star-studded life and beautiful home for sale on Elvaston Place, London SW7. [Read on.](#)

## LONDON'S HOTTEST LAUNCHES AND EVENTS

### Chelsea Flower Show

It's time for one of the most glorious flower shows in the world, where designers and floral fashions descend on Chelsea for the annual RHS Chelsea Flower Show. Head to the Great Pavilion for fabulous floral displays and Main Avenue to gaze in awe at the glorious show gardens. [More info.](#)

### A Shore Thing

Neverland is back with the Fulham Beach Club. Tucked away



on a quiet part of The Thames is this exclusive beach with piles of sand, daybeds, beach huts, a bar and BBQ. [More info.](#)

#### Show Me The Money

Take a rare tour at the Bank of England Museum at night. For one night only on 18<sup>th</sup> May, you can glimpse rare items from the museum's collection and will even have the chance to handle some of them. [Click here to book a free ticket.](#)

#### Drink Up

It's London Wine Week 14-20 May so get ready to sip, slurp and spit your way across the Capital. With events happening each day of the week – from pop-up wine bars to al fresco parties, decadent dinners and tutored tastings. [More info.](#)



## RENTAL OF THE MONTH: SLOANE GARDENS, LONDON SW1W

What do you look for in a rental apartment? High ceilings? Light, bright, spacious rooms? And close to the local transport? Our Rental of the Month is perfect for anyone looking to move to the capital. It is minutes from Sloane Square Tube and the Royal Court Theatre with its hidden restaurant and bar. [Take a tour.](#)

#### Refer a friend: get £200 of Harrods vouchers

Henry & James is a family run business and if you recommend a friend or family member, who moves with us, we will give you £200 of Harrods vouchers to show our appreciation. Get in touch: 020 7235 8861 or email [belgraviaoffice@henryandjames.co.uk](mailto:belgraviaoffice@henryandjames.co.uk).



## A DAY IN THE LIFE OF A PROPERTY MANAGER

Luke Gilbey is a driving force behind our Property Management team. He joined Henry & James after managing several family properties and working for other estate agents in the capital. No two days are the same: he trouble-shoots one moment and keeps up-to-date with the latest lettings' legislation the next. [Read on.](#)



## INTERVIEW WITH ARTIST SOPHIE HARDEN

One of Britain's brightest young artists exhibited at The Osborne Gallery, Belgravia this month. The event sparked attention from both a British and international audience. Sophie Harden certainly made her mark on the London scene with art lovers, buying for both inspiration and investment. Sophie talks about horses, houses and her inspirations on and off the racecourse.

In partnership with the Osborne Studio Gallery, we will be showcasing one "painting of the month" on our website during 2018. [April's painting of the month is by Sophie Harden.](#) [www.osg.uk.com](http://www.osg.uk.com)

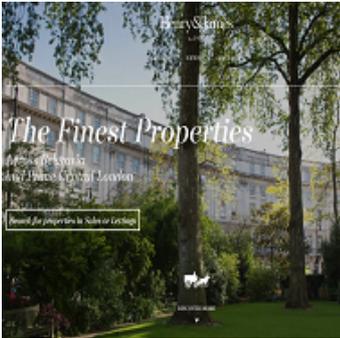
## THE BELGRAVIA ULTIMATE

There is an air of excitement in the Royal calendar. The Duchess of Cambridge gave birth to her third child this week. And the Royal Wedding is imminent as Prince Harry and Meghan Markle tie the knot on May 19. Take a break from



## WEDDING GUIDE

bricks and mortar to read our first Belgravia wedding guide. You will find everything from bridal wear to bridal hair. [Read on.](#)



## OUR WEBSITE IS NOW LIVE!

Some good news, the new Henry & James website is now live. It has a fresh look and feel with better navigation and a captivating horse & cart animation on the homepage. We hope you enjoy it. Discover more at [www.henryandjames.co.uk/](http://www.henryandjames.co.uk/)



## GOING THE DISTANCE: CONGRATULATIONS TO CHARLES SHELDON

Charles Sheldon finished the London Marathon in 5 hours, 15 minutes last week. It was the hottest London Marathon on record, but the weather did not deter our Senior Sales Negotiator. Charles ran to raise money to help those suffering from Alzheimer's. Sponsor Charles here <https://www.justgiving.com/fundraising/charles-sheldon1>: "Please dig deep, donate whatever you can and I would be so grateful," adds Charles.

## FEATURED PROPERTIES

SEARCH FOR PROPERTIES

List view

Thumb view

Map view

West Halkin Street, SW1X

£3,500,000



South Eaton Place, SW1W

£1, 895 P/W



Walton Street, SW3

£485 P/W



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