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33 PORTLAND PLACE

33 Portland Place represents a truly rare example of a magnificent eighteenth century residences. Built in 1775 by Robert Adam, the residence has recently been reimagined for 21st century living by MSMR Architects and celebrated interior and architecture studio 1508 London to provide a new benchmark of quality and classic contemporary style.

A RICH AND STORIED HISTORY

The Grade II Listed No.33 Portland Place has had an extraordinary history spanning almost 250 years. It has been the home of a long list of notable former residents, as well as being host to famous names, royalty, and celebrities over the centuries.*

Designed by renowned Georgian architects, Robert and James Adam, the first resident, military engineer John Montresor moved in to the house in 1779. It later became the London home of several aristocratic families, including antiquarian and traveller, Joseph Windham, and politician, Sir Richard Philipps. By the early years of the reign of Queen Victoria, the house had become the home of the 4th Earl of Abergavenny and his family, including three daughters known as 'The Trio' who were early pioneers of photography. In 1892 the house became the home of wine merchant, and host extraordinaire, James, Baron Blyth, who



Above: Robert Adam (1770)

also invested significantly in extending and updating the house. During the 20th century, No.33 Portland Place was the home of a noted ophthalmic surgeon, and for many years was the Embassy for Sierra Leone. In recent years, the house has famously been used in the Academy award winning film, *The King's Speech*.

No.33 Portland Place still stands proudly along one of the grandest London streets and retains much of the historic character of a large Georgian mansion as it did when first completed during the reign of King George III.



Above: Kenwood House designed by Robert Adam

Colonel John Montresor and Joseph Windham

No.33 Portland Place was completed in 1779 and it is believed the first resident was military engineer, Colonel John Montresor and his wife Frances. Colonel Montresor spent much of his career in America, serving as an engineer, as well as creating maps and working on military forts. However, he also saw military action and was stationed in Boston in 1775 at the outbreak of the American War of Independence. Montresor returned to England in 1778, shortly before he moved to the new house on Portland Place.

John Montresor lived at No.33 Portland Square until 1790 and in 1791 it became the home of antiquarian Joseph Windham (also spelt Wyndham). Joseph Windham travelled extensively

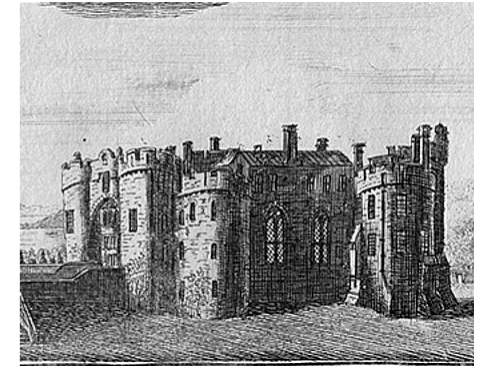
throughout Europe during the late 18th century studying classical architecture and art. Joseph Windham, Esq. held No.33 Portland Place until he died at his country home, Earsham Hall in Norfolk, in 1810. The house was retained by his widow, Charlotte, the daughter of William de Grey, 1st Baron Walsingham, until 1823 when it passed to a relation of Joseph's, Sir William Windham Dalling.



Left: Colonel John Montresor

Sir Richard Bulkeley Philipps of Picton Castle

In 1828, Sir William Windham Dalling sold the lease and No.33 Portland Place became the home of Sir Richard Bulkeley Philipps Philipps [sic], 1st Baron Milford. He was born Richard B. P. Grant, great grandson of Sir John Philipps, 4th Baronet, but on the death of his cousin in 1823 Richard B. P. Grant became heir to the Philipps estates (and changed his name). In 1828, he was created Baronet of Picton Castle, Pembrokeshire, the very year he acquired No.33 Portland Place. Sir Richard B. P. Philipps continued as owner and occupier of No.33 Portland Place but in c.1845, he sub-let the house to William Nevill, 4th Earl of Abergavenny.



Above: Picton Castle, Pembrokeshire (1765)

The Earl of Abergavenny and family

In 1845, the year the Nevill family moved to No.33 Portland Place, William Nevill succeeded his brother as 4th Earl of Abergavenny. He moved to the house with his wife Caroline and five grown up children, William, Caroline, Henrietta, Isabel, and Ralph. In the following years, the family divided their time between No.33 Portland Place and their country estates, Eridge Castle in Sussex and Birling Manor in Kent. After the death of William Nevill, 4th Earl of Abergavenny in 1868, his widow Caroline, Dowager Countess of Abergavenny, retained the house until she died in 1873. The house was then recorded as the home of Lady Caroline Emily Nevill while other members of the Nevill family often visited the house. Alongside her sisters, Lady Isabel Bligh (wife of Edward Vesey Bligh) and Lady Henrietta Augusta Mostyn (wife of Thomas Lloyd-Mostyn), they also exhibited photographs at the London Photographic Society in 1854 when they were known as 'The Trio'. Lady H. A. Mostyn was also an artist and philanthropist, particularly in Llandudno in Wales.

The lease for No.33 Portland Place was renewed in 1885 but Lady Caroline Nevill died in February 1887 and the house passed to her sisters. In 1892, after 40 years as the London home of the Nevill family, No.33 Portland Place became the home of James and Eliza Blyth.

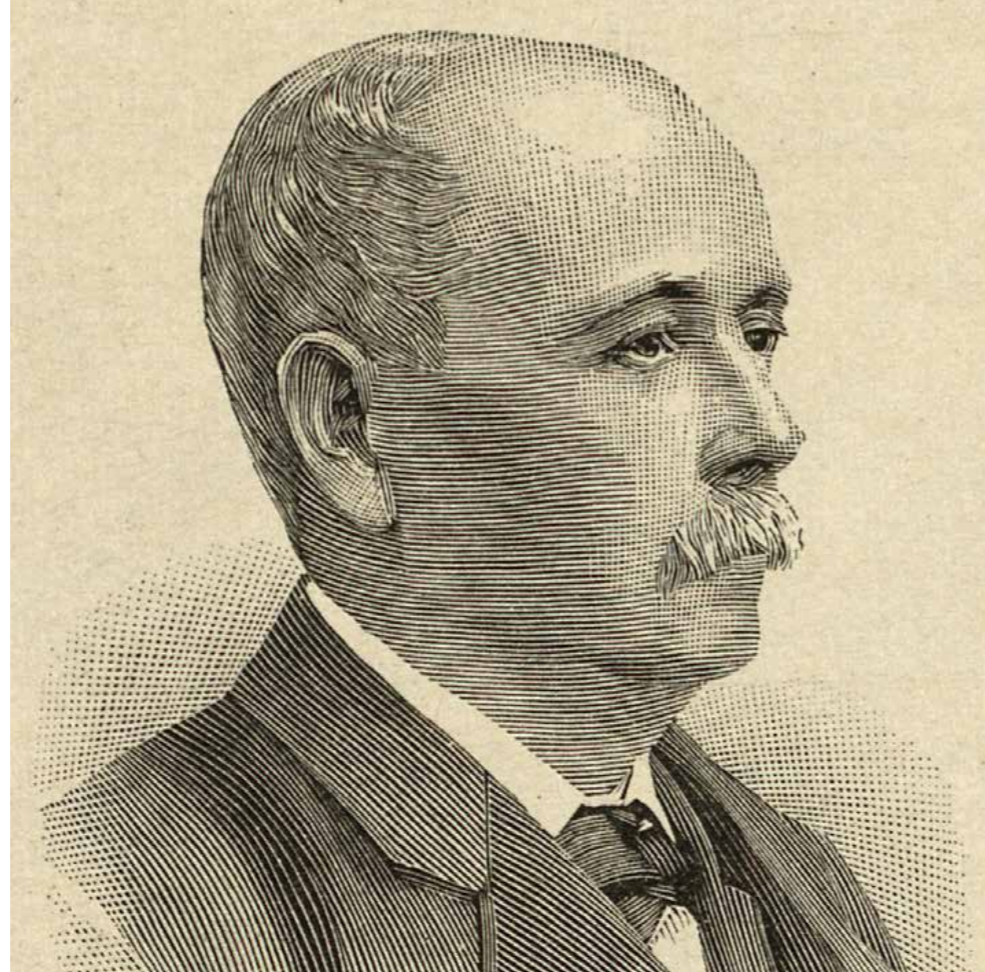
James Blyth, 1st Baron Blyth

James Blyth was a wine merchant with W. & A. Gilbey & Company and when he moved to the house, he was director alongside his cousin, Henry Parry Gilbey. James Blyth was also active in improving agricultural practices, and was also involved in politics and society, becoming renowned for his hospitality amongst some of the most famous names of the day. His time at No.33 Portland Place was also notable due to the improvements and changes he made to the house, particularly the rear extension with billiard room and the famous hydraulic wall between the dining room and music room on the ground floor.

James Blyth hosted many dinners and parties at the house where he welcomed countless famous names, including Herbert Henry Asquith, 1st Earl of Oxford and Asquith (Prime Minister in 1908-1916) and Archibald Primrose, 5th Earl of Rosebery (Prime Minister in 1894-1895). He also held many other events particularly with royalty, and guests included Alfred, Duke of Saxe-Coburg and Gotha, son of Queen Victoria, and he was on friendly terms with the Prince of Wales, later King Edward VII. In 1895, James Blyth was created 1st Baronet Blyth, and in 1907 was created 1st Baron Blyth.

Ophthalmic surgeon – Colonel Reginald Bickerton

In 1925, the house became the home of ophthalmic surgeon, Colonel Reginald Bickerton, who also served with distinction during the First World War. He was mentioned in Despatches and awarded the Distinguished Service Order, and by 1916 had gained the rank of Lieutenant Colonel.



Above: James Blyth, 1st Baron Blyth (1900)

After the war he became Honorary surgeon to King George V, in 1927-1932. The house was home to Reginald Bickerton and his wife, Constance, but was also used for consulting rooms, which he shared with orthopaedic surgeon, Dr Evan Laming Evans. Reginald Bickerton had an extraordinary career as an ophthalmic specialist and amongst a long list of achievements he also worked on the impact of mustard gas on eyesight. He continued at No.33 Portland Place until his death in 1949. Constance Bickerton continued at the house until the late 1950s.

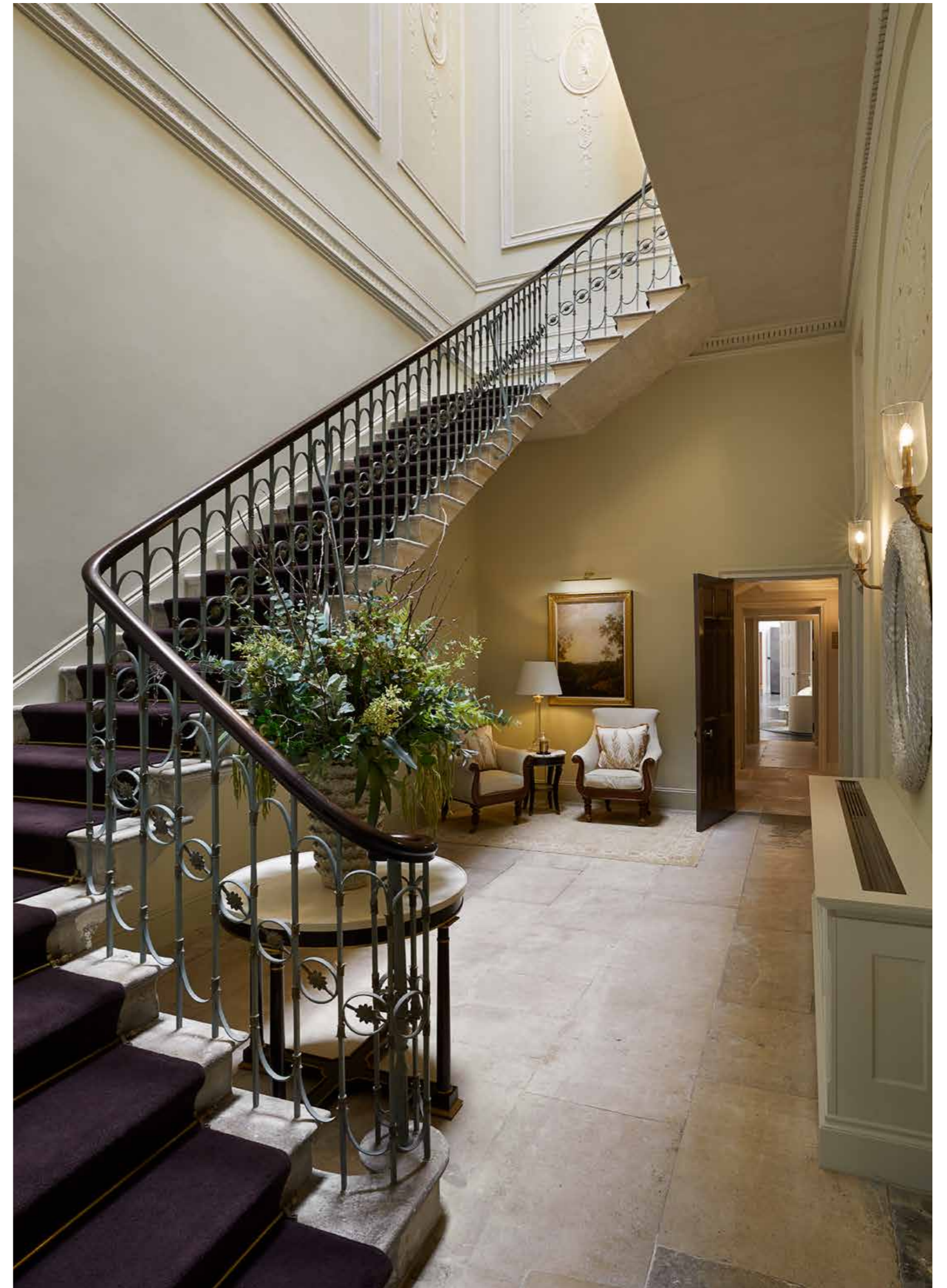
Embassy, parties, and film location

After the departure of Mrs Constance Bickerton, in c.1958, No.33 Portland Place was transformed into the embassy

for the Government of Sierra Leone. However, political turmoil meant that over the years fewer staff were based at the house and very little maintenance was undertaken, and by 1998 the house was acquired by Edward 'Fast Eddie' Davenport, entrepreneur and society host, who was later found guilty of fraud. By the early 2000s the house became the location for many notorious parties, but it was also used for celebrity events and as a film set. It was used for an advertisement with Kate Moss, and in 2006 was used by Amy Winehouse for the music video for song, Rehab. In 2009-2010 the house was most famously used as the backdrop for Lionel Logue's consulting rooms in award-winning film, *The King's Speech*. The grand Georgian staircase was also used for scenes as the former home of the Duke of York, played by Colin Firth.



The King's Speech (2010)



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FEW PROJECTS
PRESENT SO UNIQUE
A CHALLENGE IN
ACCOMMODATING
SUCH CONTEMPORARY
LUXURY ALONGSIDE
SUCH RICH HISTORY.

Our approach blended meticulous restoration with creative reimagining to achieve a balance between heritage and development. In particular, the hierarchy of the spaces and the flow between them were carefully considered to ensure the smooth operation of the house. It has been our pleasure to restore this grand Adam townhouse to its former glory.

MSMR Architects

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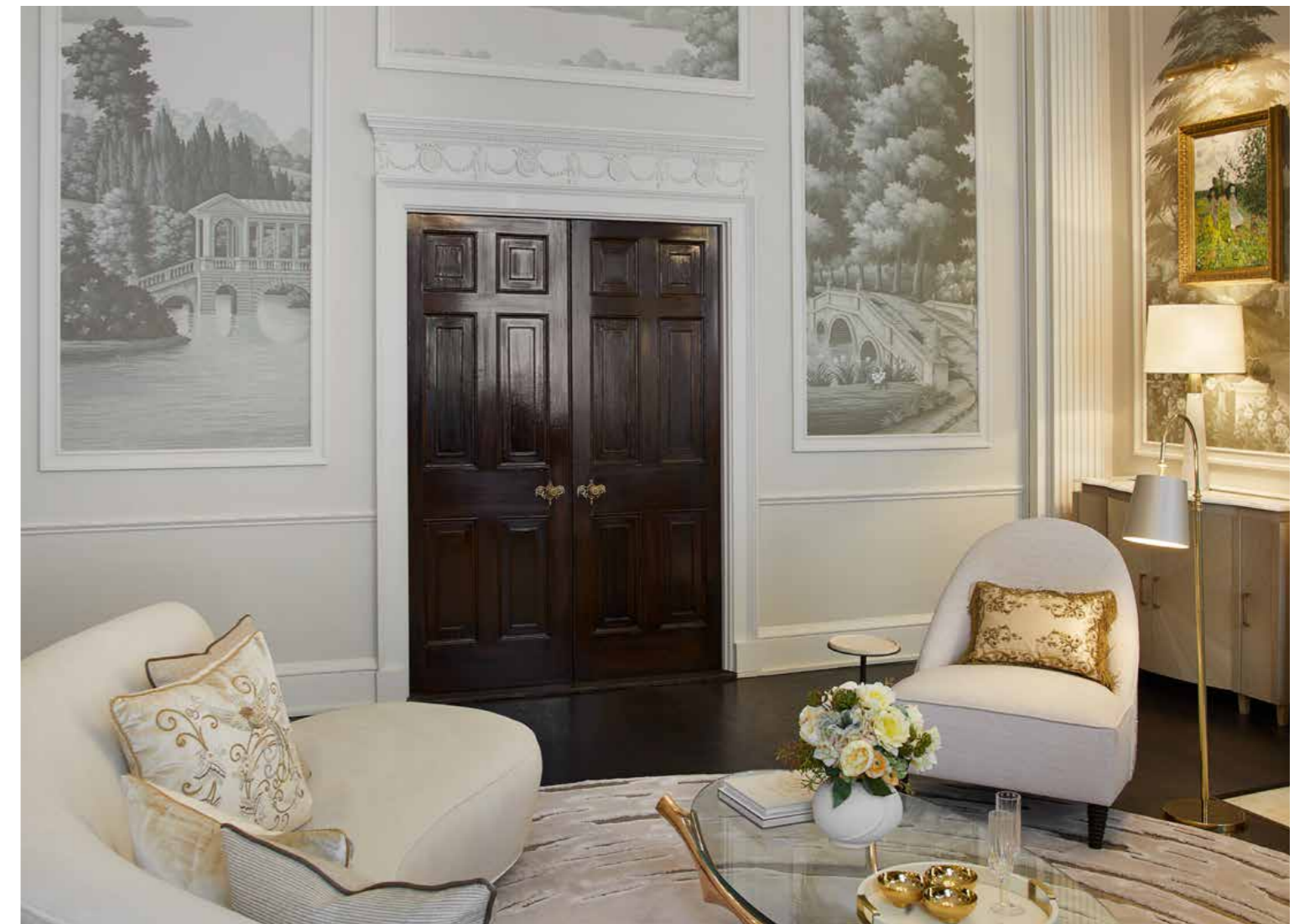






TIMELESS ELEGANCE

Creating a classic, timeless and assured look that goes beyond dates and trends, and can take the building into another century of living, providing a home for memories and stories, and spaces for everyone to live in - for intimate family moments, and for grand entertaining gestures.







REFINED DETAILING

Balancing the exquisite detailing of the interior architecture with carefully selected pieces, materials, forms and texture. The design and detailing of specially designed fitted joinery, selected marbles and stones, hand painted wallpapers, artisanal and crafted feature chandeliers, furniture and fabrics all come together to create harmonious spaces.













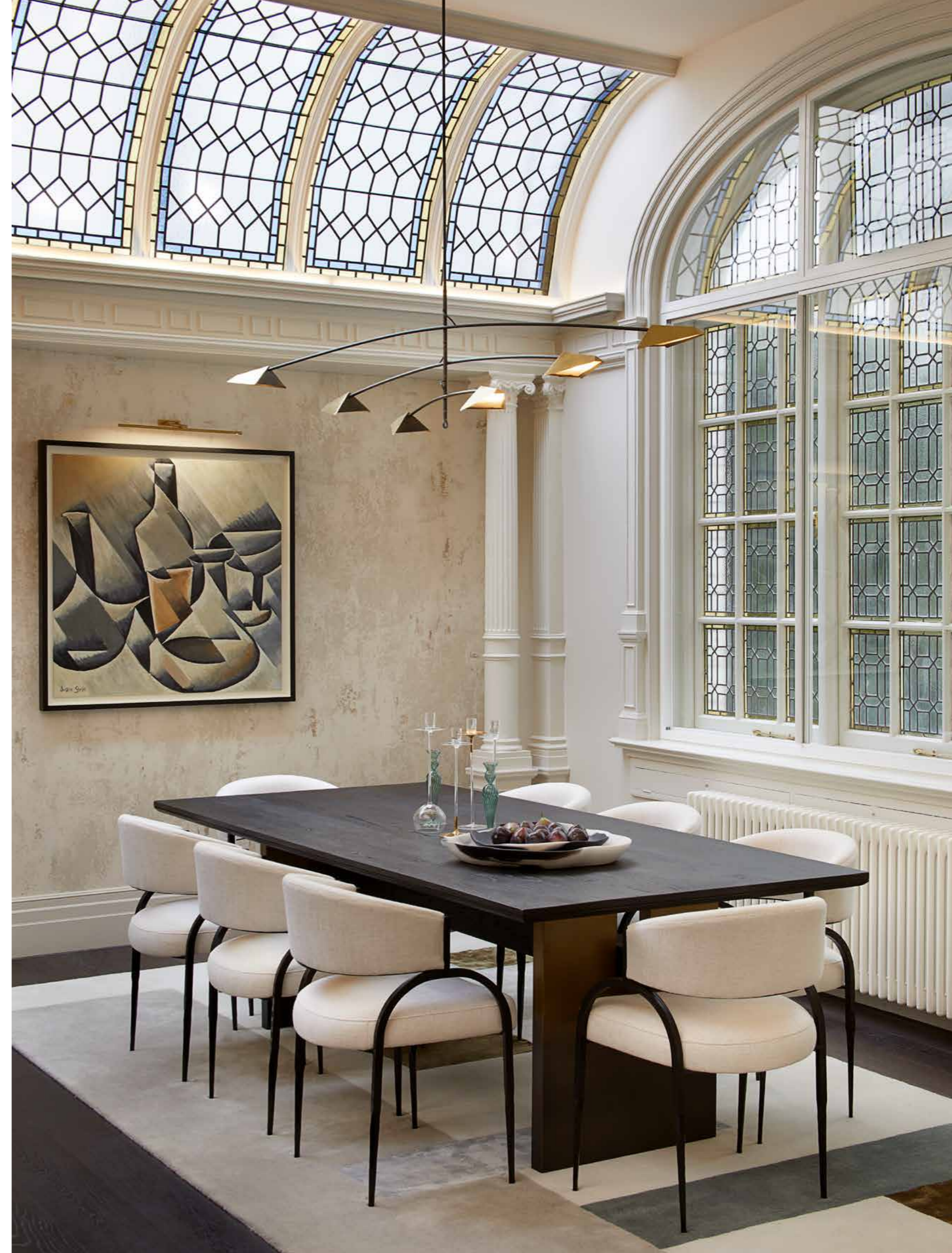






CONTEMPORARY HERITAGE

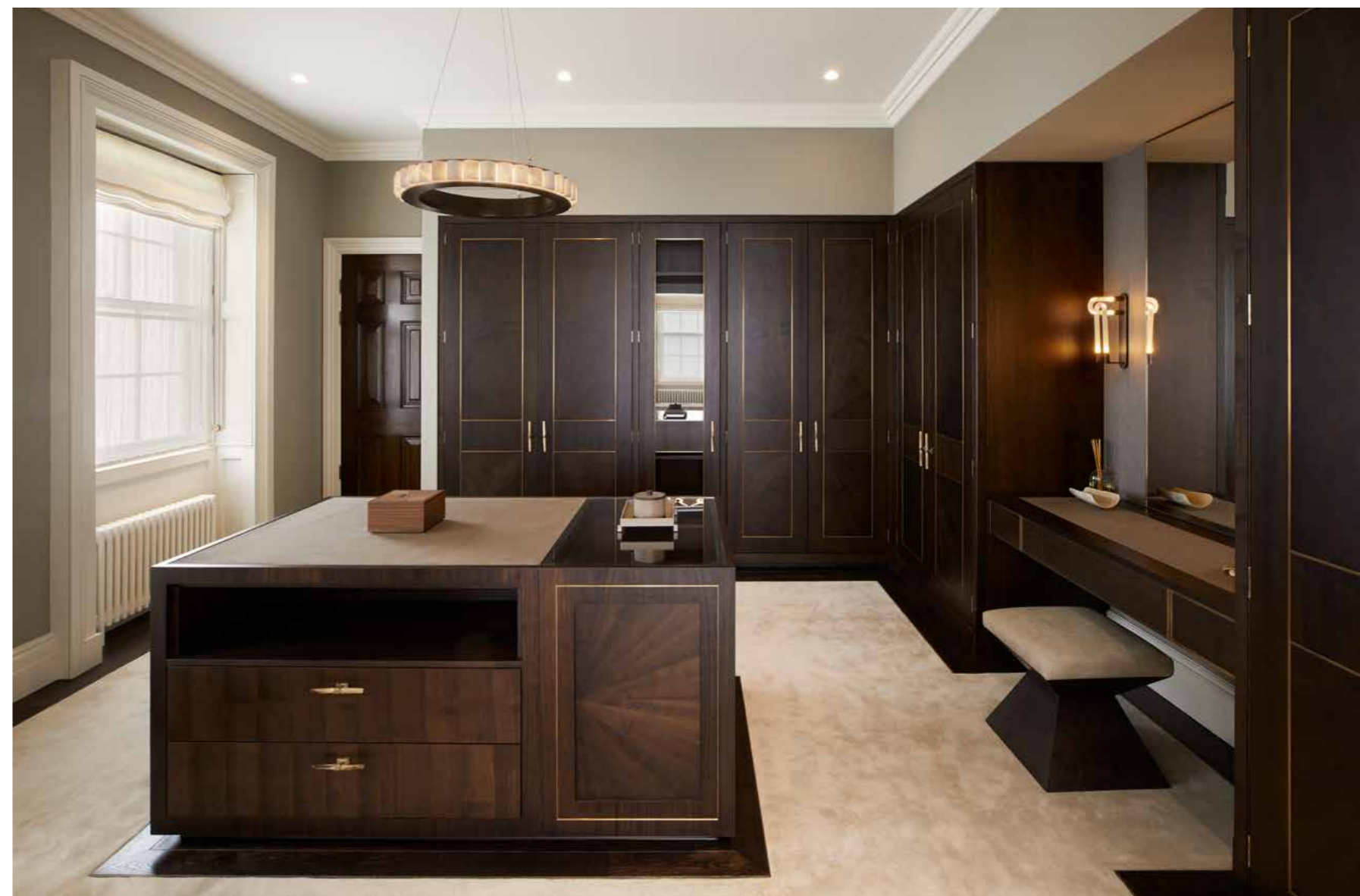
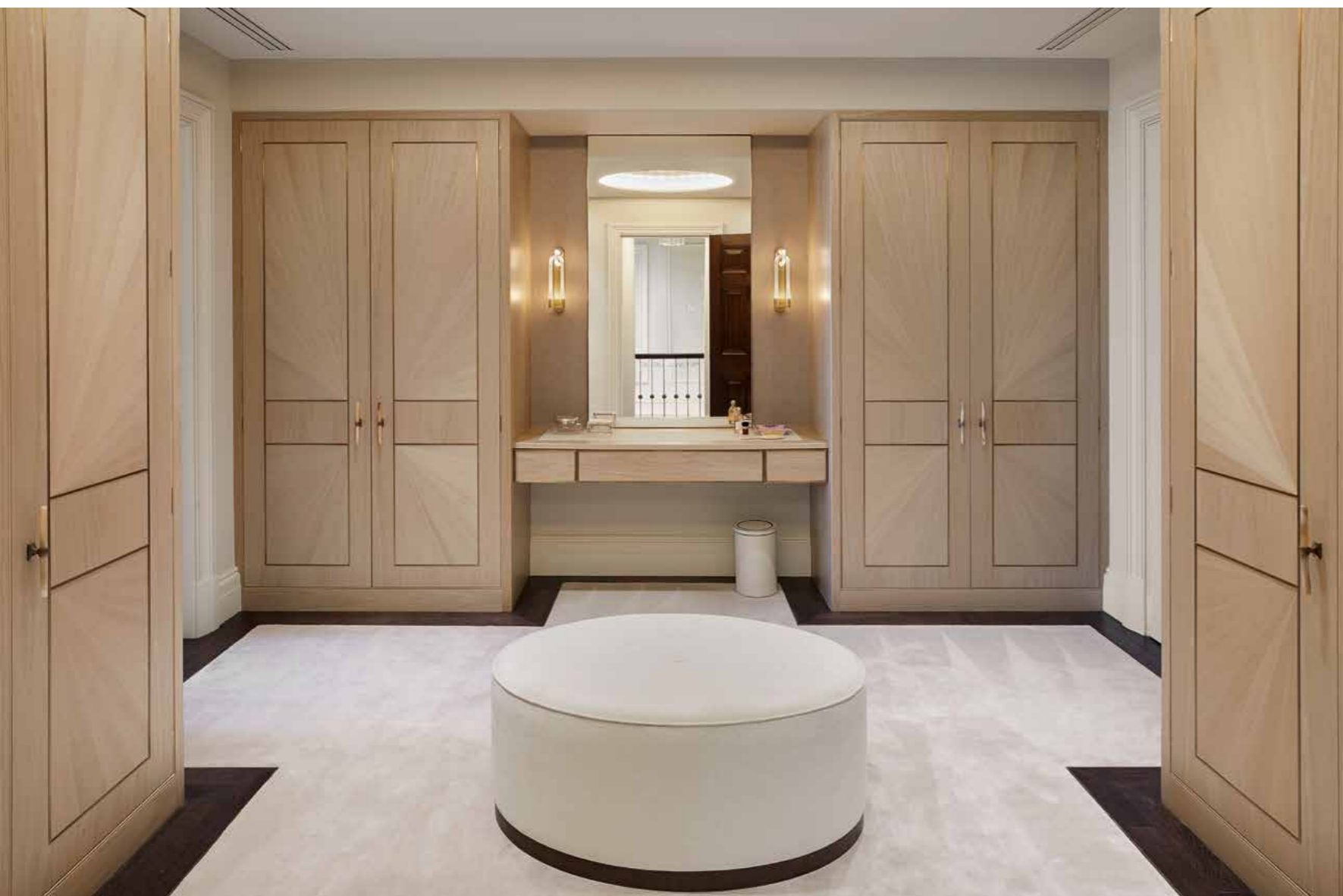
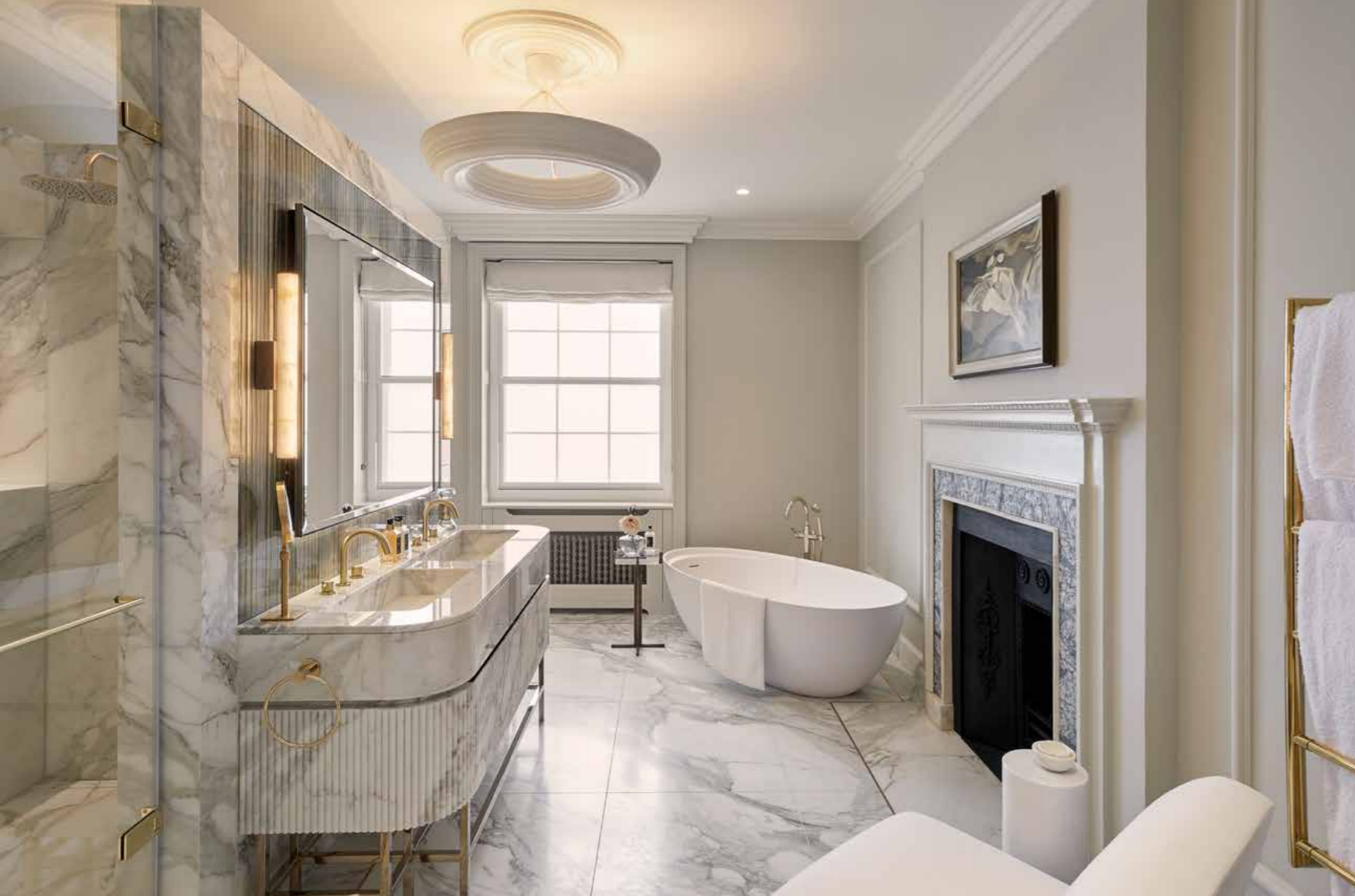
Paying tribute to the heritage of the building and its Grade II listed Adam interiors, and the careful and meticulous restoration of the remarkable ceilings and friezes and one of the most opulently decorated entrance halls and staircase on the street. This is done by the curation and juxtaposition of the historical with the contemporary; the highly decorative with the restrained; and placing sculptural forms next to the light and graceful Adam detailing. Allowing the space for the Interior Architecture to sing.*

























THE TEAM

A highly skilled team from various industry sectors have been brought together to ensure that 33 Portland Place has been finished to the very highest standard of specification, design and quality.

Interior Design

1508 London

Architect

MSMR

Specialist Lighting Design

Studio Fractal

AV/IT/Security Design

Custom Sight and Sound

Shell Works Structural Engineer

HTS

Overseeing Structural Engineer

Price & Myers

Overseeing Services Engineer

Edward Pearce

Overseeing Pool Consultant

Guncast

Acoustic Consultant

Hann Tucker

Heritage Consultant

Stephen Levrant Heritage Architecture

Fit Out Works Contractor

LTS

Shell Works Contractor

Knight Build

Project Manager / Employer's Agent

Gardiner & Theobald LLP

Cost Manager

Gardiner & Theobald LLP

Development Manager

RBA Property Consultancy



LOCATION

Located on an unusually wide boulevard, 33 Portland Place offers a grandeur and spaciousness rare in the city of London.

In the heart of it all, the residence boasts the best of both worlds, with the verdant expanse of Regent's Park and the world-class dining and unparalleled shopping of the West End just a stone's throw away. Also within a short walk is the sought-after Marylebone High Street, famed for its boutique stores, artisanal cafés, and timeless charm. This coveted address allows you to enjoy and be a part of the very best that London has to offer.



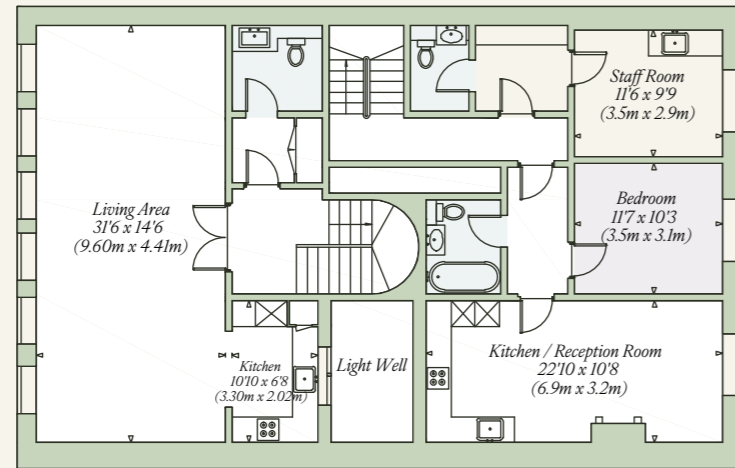


FLOOR PLANS

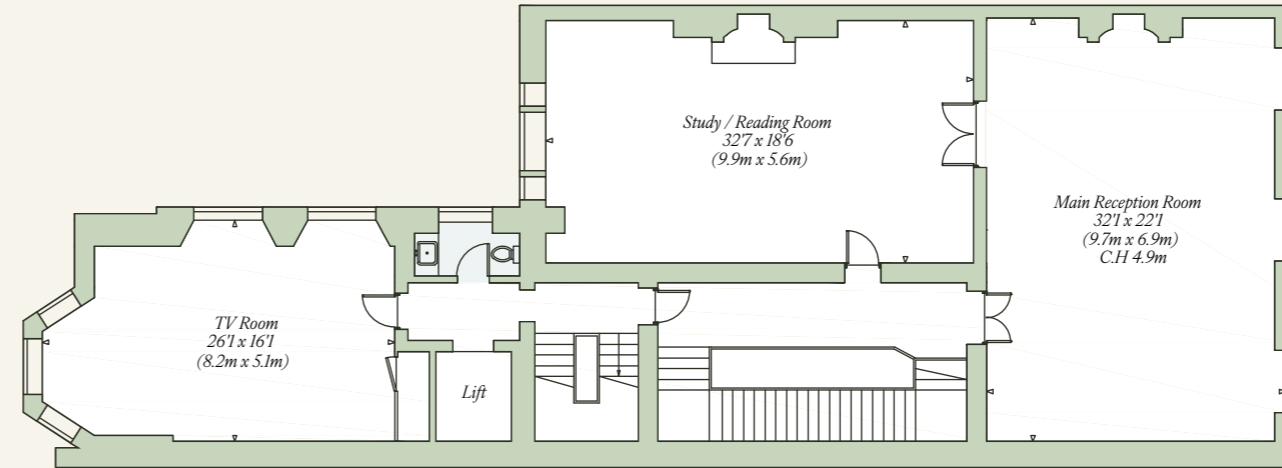
The property's well appointed interior contains 20,987 sq ft (1,949.8 sq m) of internal floor area set across six storeys and incorporates a mews house to the rear. There is a lift servicing all floors



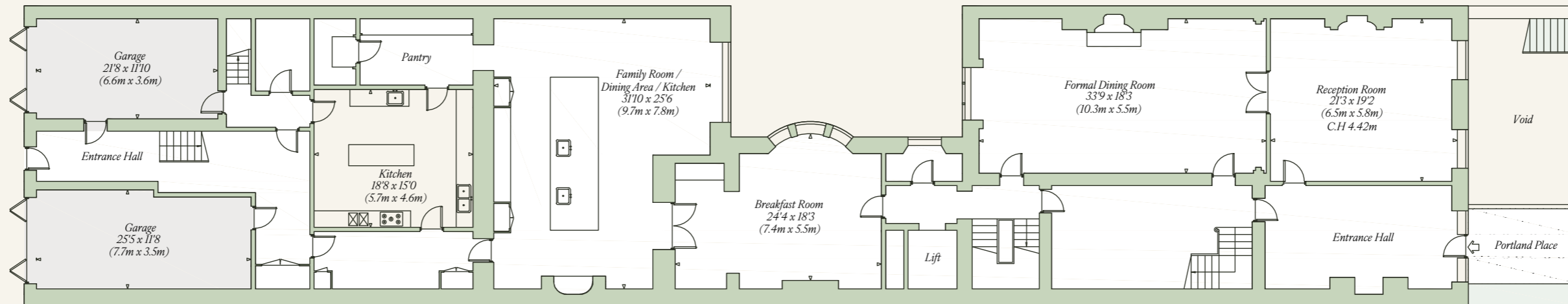
Mews First Floor



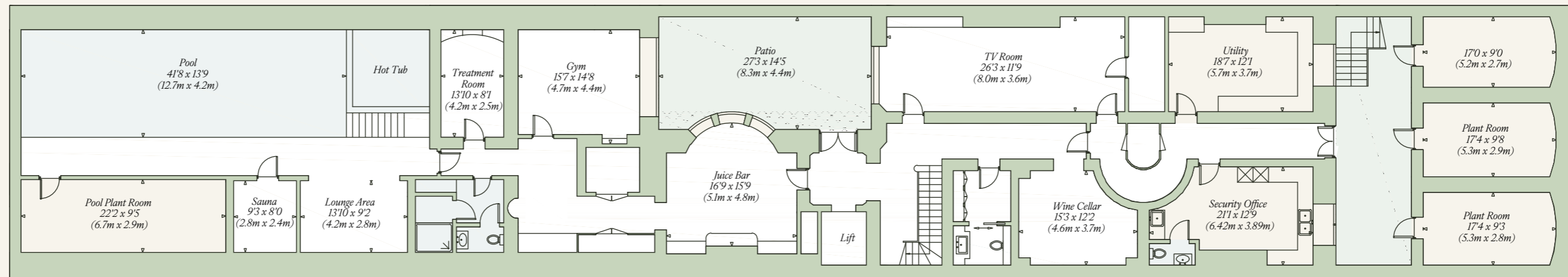
First Floor



Ground Floor



Basement Floor



Weymouth Mews

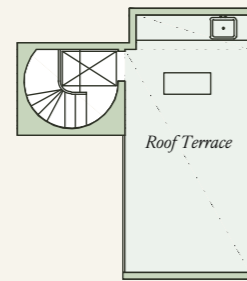
Portland Place



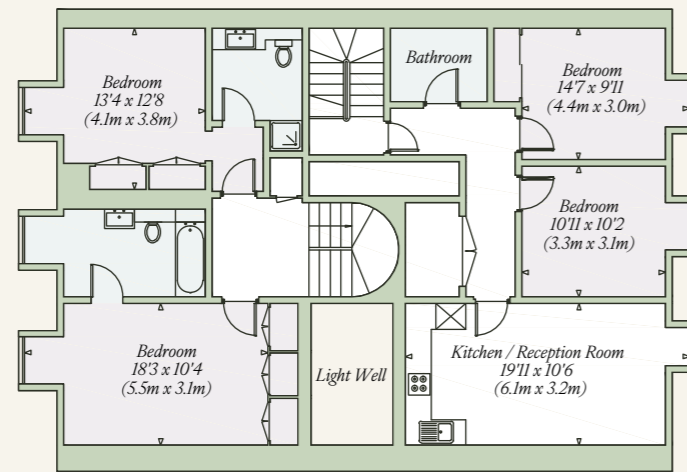
Weymouth Mews

Portland Place

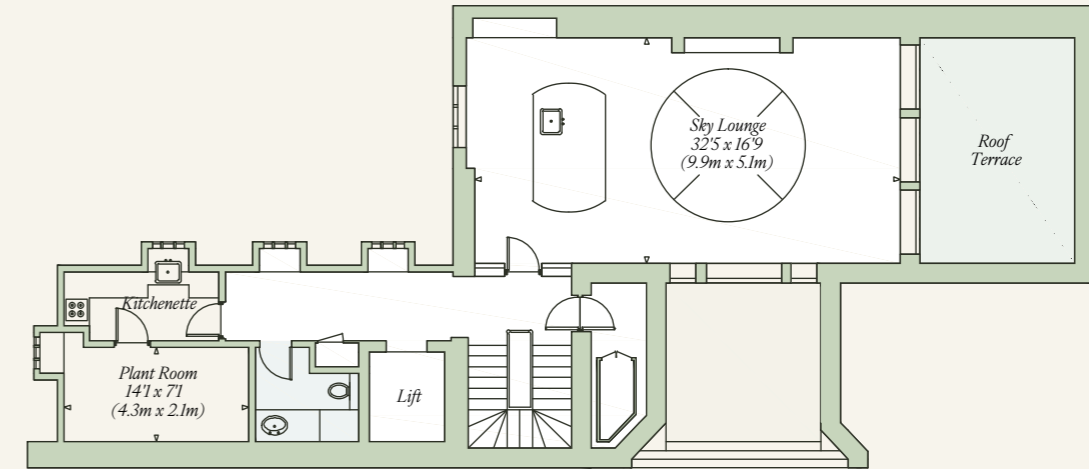
Mews Third Floor



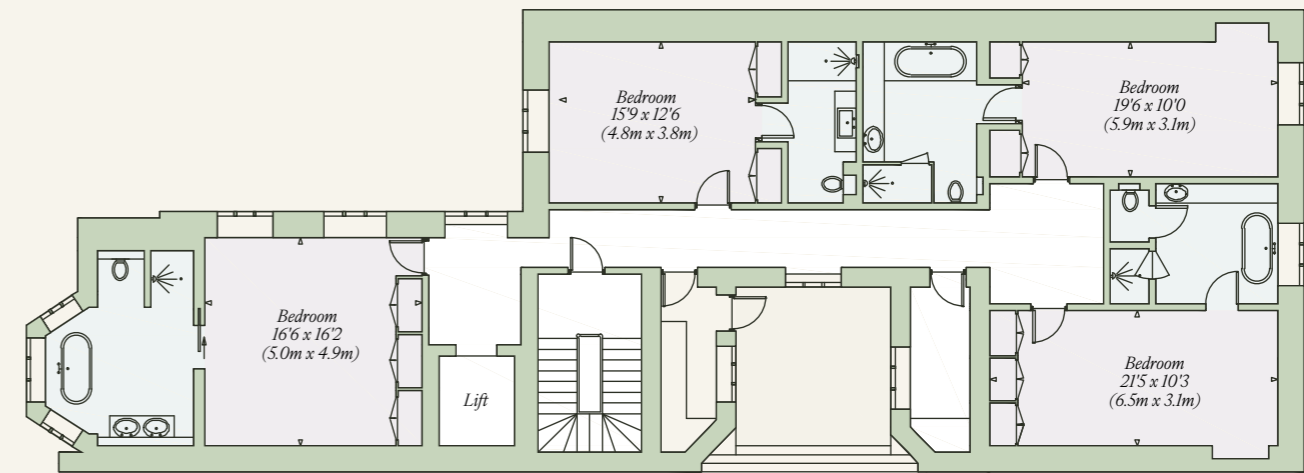
Mews Second Floor



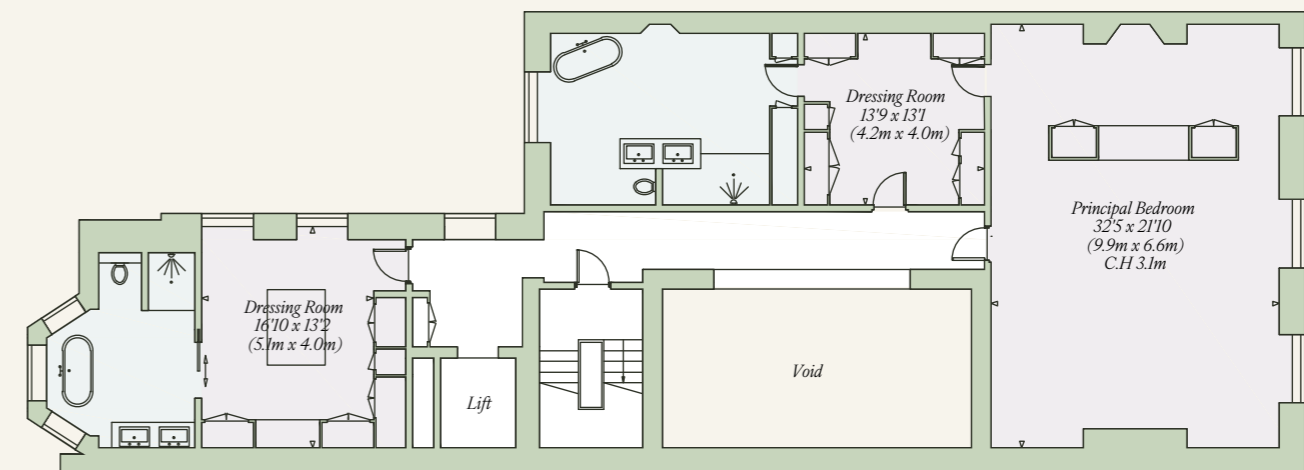
Fourth Floor



Third Floor



Second Floor



Guide price: £65,000,000
Tenure: Freehold
EPC: C
Council Tax Band: H
Local authority: City of Westminster

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