

THE UK'S
BEST
PROPERTIES
REVEALED!

25 BEAUTIFUL HOMES

DECEMBER
2025

SEE INSIDE MORE REAL HOMES THAN ANY OTHER MAGAZINE

The magic of Christmas

DECORATE YOUR HOME IN
THE FINEST FESTIVE STYLE

IN THIS ISSUE

- WELCOMING
LIVING ROOMS
- FAMILY
KITCHENS
- FLEXIBLE
DINING AREAS
- COSY
BEDROOMS

Stunning seasonal looks

HOW TO ADD WINTER WARMTH TO EVERY ROOM

Victorian end
of terrace

Barn-style
new build

Danish
villa

1930s semi
detached

Country
manor house

FUTURE

ISSUE 316 PRINTED IN THE UK

£5.49

12



9 771369 529273

MERRY & bright

Designer Caroline Milns transformed this Victorian townhouse into a luxurious family home and gave it a jolly look for the holidays

WORDS JANE CRITTENDEN
PHOTOGRAPHY ANNA STATHAKI

HOME TRUTHS

THE PROPERTY
Five-storey
Victorian townhouse

ROOMS Kitchen-diner, utility, nanny suite, cloakroom, family snug, study, double sitting room, five bedrooms, four bathrooms

LOCATION
Northwest London

no.4

KITCHEN-DINER
'Ice cream colours give the family-focused room the easy-going, joyful feel my client wanted,' says Caroline. Gubi Beetle chairs, Nest Mabel pendants, David Hunt Lighting. Bespoke rug, Jennifer Manners. Last Rays and Salty Caress artwork by Emma Tweedie. Units in Green Blue, Farrow & Ball. Kirchs Schlag pendants, Atelier Areti. Try Silvester bar stool, Laura James



SITTING ROOM

Sympathetic period details and a marble fireplace reinstate grandeur to this space. Rukay Bold armchair, Brabbu, in Aldeco's Siegel velvet in o865. Artwork above fireplace by Bianca Smith. Channels Copper rug by Kelly Wearstler, The Rug Company. Madison coffee table, Tom Faulkner. Artwork above sofa by Emma Tweedie



ZULUFISH IS AN ARCHITECTURAL DESIGN AND BUILD PRACTICE WITH INTERIOR DESIGN SERVICES - DID YOU MANAGE THE RENOVATION FROM START TO FINISH?

Yes. The clients are a family with two young girls and they're from the Middle East, which is also where they live. As a second home, they wanted one point of contact in London. As well as the design and building work, we handled all the interior decoration and the bespoke joinery, too.

WHY DID THE CLIENTS CHOOSE THIS HOUSE? They're self-confessed anglophiles and loved the vibrant cafes, restaurants and shops in this part of

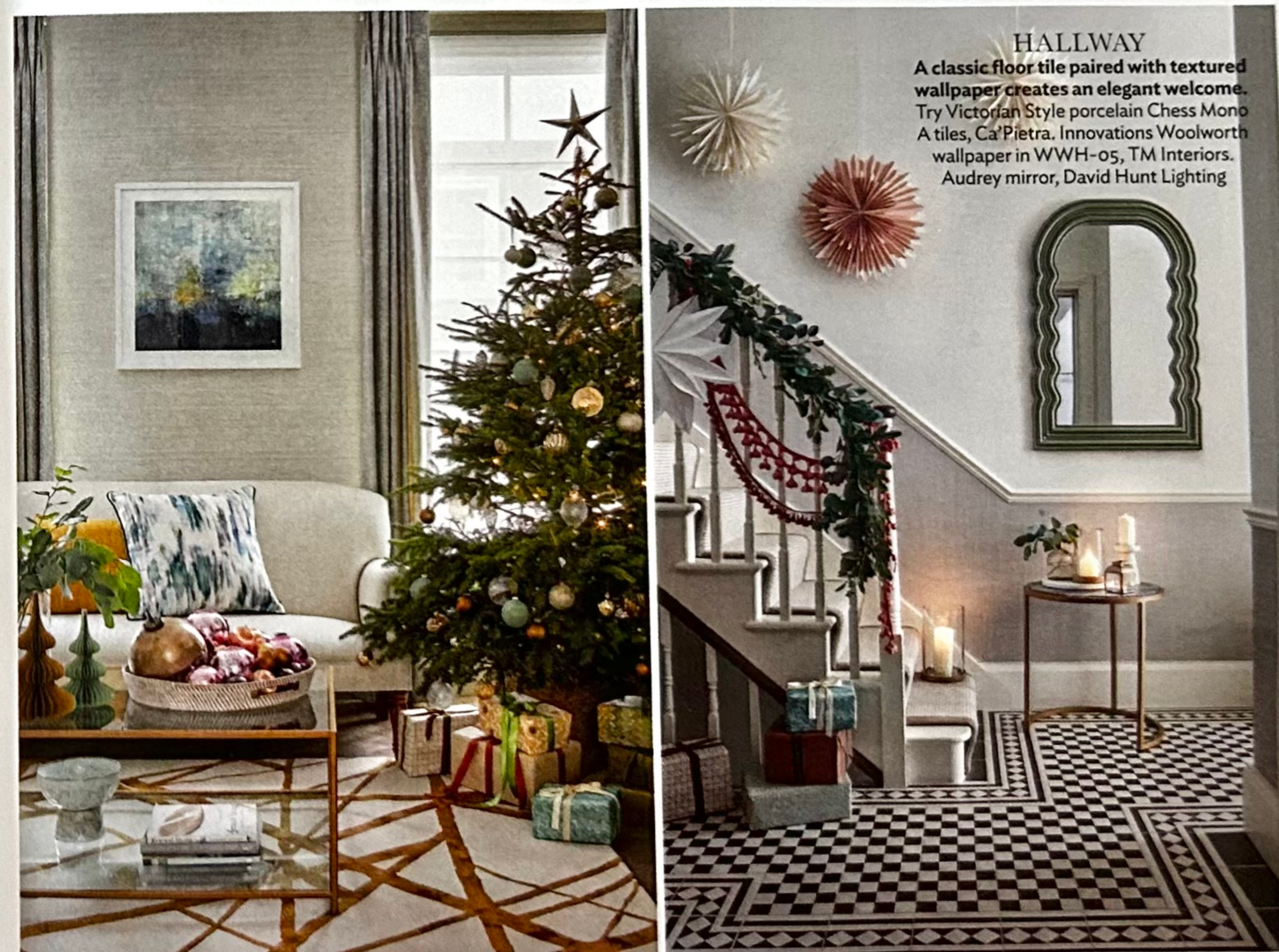
northwest London. They were looking for a quintessentially English period property to renovate.

WHAT ARCHITECTURAL CHANGES DID YOU MAKE? We excavated the cellar and garden to create a kitchen-diner with indoor-outdoor flow. The sitting rooms on the first floor are real showstoppers with high ceilings and reinstated period features. There's a main suite and we turned the loft into bedrooms and a bathroom for the girls. Effectively, a poky four-bed house over three floors is now a luxurious five-bedroom property on five floors.

WHAT WAS THE CLIENTS' INTERIORS BRIEF? My client loves colour, pattern and texture and was keen to explore layering in different ways. She needed

HALLWAY

A classic floor tile paired with textured wallpaper creates an elegant welcome. Try Victorian Style porcelain Chess Mono A tiles, Ca'Pietra. Innovations Woolworth wallpaper in WWH-05, TM Interiors. Audrey mirror, David Hunt Lighting



'HANGING A DECORATIVE TRIM ON THE STAIRS ALONG WITH A GARLAND FEELS FRESH AND MODERN - TRY A DESIGN WITH TASSELS'

us to translate her thoughts and create a vision to bring their home to life. We took into consideration their love of art, too. **ALL ROOMS ARE INDIVIDUAL YET WORK TOGETHER, HOW DID YOU ACHIEVE THIS?** Tones are subtle pinks, greens, blues and muted patterns throughout. Colour levels are the same whether it's the pastels in the kitchen or peachy pinks with mauve greys in the bedroom. We also used neutral textured wallpapers. Often the palette was inspired by art or a rug. **YOU USED TO BE A TEXTILE DESIGNER AND BEGAN YOUR CAREER AS A WEAVER - HOW DID THIS BENEFIT THE INTERIORS?** My client liked my approach to layering

fabrics and my consideration of texture. I'm also a fan of colours and weave details into decorative trims – they're like art. We liked that she wasn't afraid to embrace our style. **YOU HAD THE OPPORTUNITY TO DRESS THE HOUSE FOR CHRISTMAS, WHAT WAS YOUR APPROACH?** We worked with the colour palette of the house, swapping red for a pink tablecloth in the kitchen and pink tassels on green ribbons to decorate the chairs. The Christmas tree is perfect for the sitting room. Gold baubles reflect the gold details in the rug and coffee table. The clients love coming here, especially in the festive season. It was a joy to work with them. zulufish.co.uk



MAIN BEDROOM
'We designed a calm room with layers of colour and texture,' says Caroline. Bespoke rug, Jennifer Manners. Bespoke mirror, Looking Glass Of Bath



MAIN EN SUITE
The purple hue in the marble vein reflects the mauve greys in the adjoining bedroom. Savoy Novo tiles, Ca' Pietra, are similar. The Henley Cylindre pendant light, The Soho Lighting Company, is a good alternative

'WE LIKE TO ESTABLISH A SHOWSTOPPING PIECE OF ARTWORK OR RUG EARLY ON TO DRIVE THE COLOUR AND PATTERN IN A ROOM'



DAUGHTER'S BEDROOM
'The ethereal mural of trees fed into my client's love of quintessential England,' says Caroline. Hua Trees mural wallpaper in Pink by Sian Zeng, Wallpassion. Cushions, Molly Mahon and H&M Home. Christmas tree in dark green, Paper Tree, is similar. Hyde table lamp, David Hunt Lighting