

# VIEW

INTERNATIONAL

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## VERSACE

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### TOP NOTES

NICOLA ARCEDECKNE-BUTLER  
ON THE WORLD'S LOVE  
AFFAIR WITH WINE



A FRENCH AFFAIR

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## CONNECTING PEOPLE & PROPERTY, PERFECTLY

Welcome to the 2018 edition of *International View*, our annual publication presenting a selection of the *finest prime property* for sale in the world's key markets.

At *Knight Frank*, providing *trusted advice* to clients in these fast-changing times is at the centre of all we do. Our *advice* is reinforced by the pillars of our *market-leading research*, innovative technology and unparalleled personal service.

In order to meet changing demands and provide our clients with the best possible real estate guidance, we are continually *expanding our service offering* and our network coverage of both established and emerging markets. This year, we celebrate our *first anniversary* with Santos Knight Frank in Manila, have significantly expanded our

teams in the *fast-growing markets* of *China* and *Australia*, and have *expanded* our network in key areas of *Europe*. This includes new offices in the *South of France*, *Berlin* and *Frankfurt* markets, which, our research shows, are set to see dynamic change over the coming year.

Released last month, our key global research publication *'The Wealth Report'* highlighted that the United States (in particular New York) has usurped London to be the most important market to the global *High Net Worth community*. I am consequently delighted that our relationship with *Douglas Elliman* has been strengthened by the addition of 20 offices on the West Coast of America, giving our Asia Pacific clients easy and adjacent access to the world's largest economy.

Earlier this year, we conducted the largest ever client survey in our *121 year history*. The overwhelming message received was that while technology is important, *clients* desire consistent and *high-quality market insights* coupled with a seamless service across the world. As a result, we have strengthened our *Private Office* offering. Centred in *London*, this development embraces our clients' property *aspirations* and provides *rapid* access to our full range of best in class *real estate services* across all markets and territories.

Leading articles in this year's edition of *International View* range from an interview with fashion designer *Donatella Versace*, to the new *fashion voice of China* and the best art fairs taking place around the world. The strong focus on the markets that matter most to our clients continues into the property pages, which present

extensive offerings from such *hotspots* as *New York* and *Berlin*, as well as *Australia* and *England*.

When compiling this *wonderful publication*, our talented in-house production team asked me to select my *destination* and *property* of choice – an almost *impossible task*! After persistent prompting and *extensive browsing* of the *beautiful homes* in *International View*, I finally settled on *Australia*; to be more precise, the new project on *Sydney Harbour*, *One Barangaroo* (page 98) or, for a completed home, *One Macquarie St* (page 96). I believe the *Australian market* is one with *huge potential* and, of course, a wonderful quality of life.

That only leaves me to *thank you* for your support, welcome the *opportunity to provide* you with *advice* wherever you seek it *around the world*, and to ask: which *property will you choose*...?



Lord Andrew Hay  
Global Head of Residential



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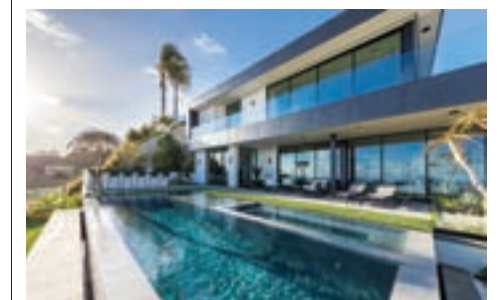
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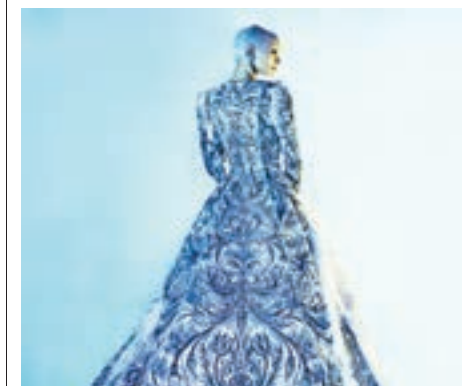
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## THINKING *Ahead*

*Pharrell Williams has teamed up with cognac brand Louis XIII to send a unique message about climate change*

'We only have one planet,' says Pharrell Williams to a hushed group of 100 journalists gathered over an intimate dinner in Shanghai. 'This is the one home we have, and we're not doing what we should be doing as a species that appreciates its one and only home.'

The multi-award-winning musician and record and film producer recently lent his support (and voice) to a ground-breaking new project masterminded by French Cognac house Louis XIII. In possibly the coolest, and certainly the most ambitious, climate change call to action ever conceived, Williams agreed to write and record a song that would be committed to a one-of-a-kind vinyl disc fashioned from clay from the Cognac region – only for it to be locked away in a safe for the next century.

It's all part of a series of philanthropic projects devised by Louis XIII to encourage people to think '100 years ahead'. While future generations should be privy to the song – suitably titled *100 Years*, AKA 'the song we'll only hear if we care' – the caveat being that the safe is vulnerable to water, and the clay disc will disintegrate if it gets wet. In short, the only way to guarantee its



Pharrell Williams with the clay disc containing his song '100 years'

Images courtesy of Stefania Rosini

conservation is to take immediate action on climate change.

'I agreed to do this because I thought that it was super admirable that Louis XIII and Remy Martin were interested in the preservation of this planet,' Williams explains. 'The idea that I got to air out the way that I felt to the pessimists excited me because I got a chance to properly channel it.'

Those select few people who were played the song in Shanghai are the only people in the world who can comment on the record and attest to its caustic nature, with Williams admitting to it being a 'super sarcastic' shout-out to climate change deniers and 'pseudoscientists that don't care about the environment.'

But in spite of his 'fighting fire with fire' spirit, Williams is full of praise for the next generation, and quietly optimistic about the safekeeping of his record, which will remain buried in the Louis XIII cellars in Cognac until 2117. Providing, of course, that rising sea levels don't get to it first.

'[The younger generation] has a different appreciation for things being recycled, things that they can contribute to the ecosystem; having a positive carbon footprint, they think about these things in a different way,' Williams muses. 'I think the kids get it, that's the cool thing.'



Williams and Louis XIII are driving action against climate change

## GRAND *Designs*

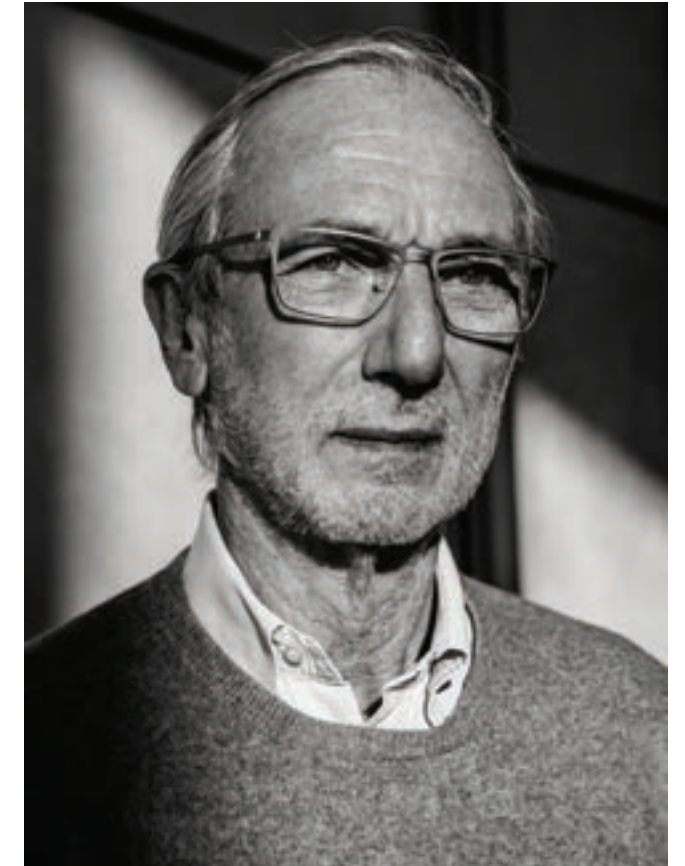
*The Royal Academy rounds off its 250th anniversary with a special Renzo Piano retrospective*

In a year of headline-grabbing events and exhibitions commemorating the institution's milestone 250th anniversary – culminating in the unveiling of a brand new campus in May – London's prestigious Royal Academy will shine a spotlight on Italian architect Renzo Piano this autumn. The solo show – the first in the British capital for three decades – celebrates the architect's stellar 50 year career and, by extension, the indelible impression his work has had on modern architecture.

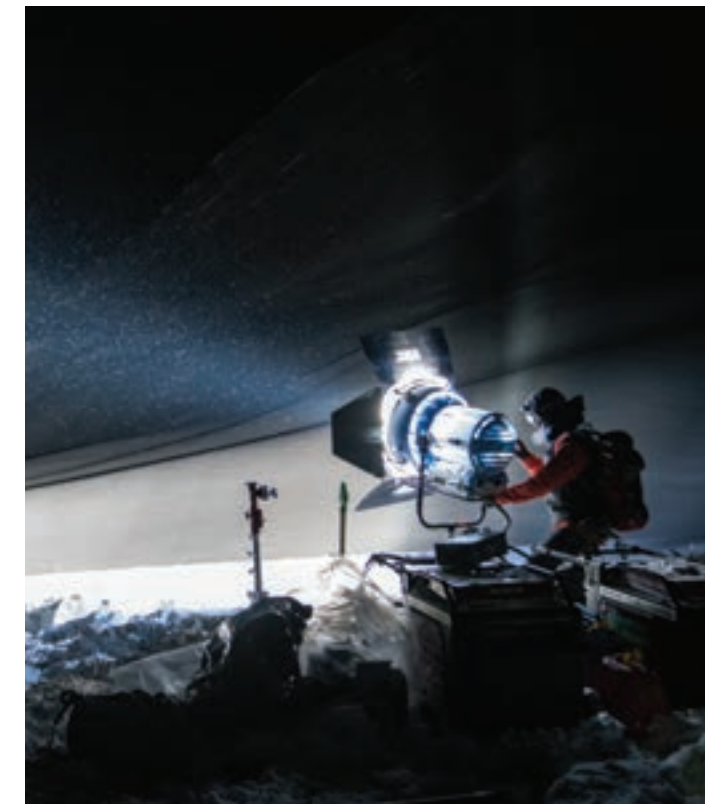
Piano is renowned for his collaborative approach and delicate, refined eye for design. His prolific portfolio spanning the past five decades includes various worldwide projects, from the Richard Rogers co-designed Centre Pompidou in Paris to the ground-breaking Shard skyscraper in London and a glossy new Miami Beach residential tower, due for completion this year.

The Royal Academy's comprehensive retrospective will feature rarely-seen architectural drawings and models that trace Piano's impressive career trajectory and give insight into what makes him such an important figure in the industry. Piano's is a well-earned reputation. When he scooped the Pritzker Prize in 1998, an award often considered the Nobel Prize of architecture, the jury compared him to Leonardo da Vinci, Michelangelo and Brunelleschi, highlighting his 'intellectual curiosity and problem-solving techniques as broad and far-ranging as those earlier masters of his native land'.

15 September 2018 – 20 January 2019; [royalacademy.org.uk](http://royalacademy.org.uk)



Renzo Piano



Your night skiing adventure will be filmed by a professional camera crew

Specialist travel company Pelorus has introduced a true once-in-a-lifetime alpine experience for those who want to take their annual skiing holiday to the next level. Night skiing in British Columbia is a thrilling and ultra-exclusive experience that offers participants a whole new perspective of their favourite outdoor pursuit – not to mention the opportunity to feel like James Bond for a few hours.

Pelorus, a luxury experiential travel and adventure company set up by two former British Army officers, works closely with scientists,

conservationists and expedition leaders to create true bucket list experiences covering some of the world's last remaining hidden gems. Night skiing in British Columbia is such an adventure and Pelorus is the only company of its kind to offer it. The itinerary covers five action-packed days for a group of four based in the five-star Bison Lodge, where private chefs, a spa

and deep soaker tubs in every suite are par for the course. The first few days involve exploring the world-renowned resorts of Mount Mackenzie, Monashee and Selkirk, accessing rarely traversed pistes via snowcats and helicopters. Once your alpine appetite is well and truly whetted, the final two days are dedicated to night

### OWN *the NIGHT*

*Take to the slopes like never before: after dark*

skiing. Equipped with a state-of-the-art LED ski suit, you and your group will be led down floodlit slopes by an experienced guide as well as a professional film and photography crew to capture all the action. It will certainly make for the kind of holiday snaps friends and family will actually want to see. From \$17,500 (approx £12,447) per person; [pelorus.com](http://pelorus.com)

## EXPLORING THE GUCCI GARDEN

*The new exhibition space in Florence is a celebration of Italian craftsmanship, one-off Gucci pieces and a journey through the brand's archive*

The Gucci Garden, opened earlier this year in Florence, is a garden in name only. It is the title of a project by the Italian fashion house that occupies the Palazzo della Mercanzia, which has originates from the 14th century and is on the city's famous Piazza della Signoria, close to the Uffizi Gallery.

Part museum, part store, part restaurant, the Gucci Garden is a three-storey space designed to give the visitor a fully immersive experience of the fashion house's world. The boutique is unique in that it carries stock that is almost entirely only available here, including a number of one-of-a-kind pieces. Items have a Gucci Garden label and come in special packaging, and shop fittings are restored painted antiques.

The effect is to create the spirit of a local bazaar, echoing the artisanal traditions found in the surrounding streets, in what is considered to be the cradle of the Renaissance. The ground floor also hosts a new restaurant, the Gucci Osteria, created by Massimo Bottura, who is renowned

for his three-Michelin-starred Osteria Francescana in Modena. Upstairs is the Gucci Garden Galleria, two floors of exhibition space that displays curated clothes, accessories, memorabilia and artwork relating to the fashion house that date from its foundation in 1921 to the present. Organised around themes, rather than chronologically, and supported by video content, the galleries also incorporate contemporary artwork painted on the walls, commissioned from artists who have collaborated with the house, such as Trevor Andrew (AKA GucciGhost), Jayde Fish and Coco Capitán. Thus, the displays are designed to be not so much a reverential historical journey through an archive but an entertaining insight into the eclectic mind and method of Gucci Creative Director Alessandro Michele, whose approach is to blend past and present, from the Medicis to the Sex Pistols.

Michele explains the name 'Gucci Garden' has a metaphorical meaning – although he has incorporated many motifs from nature into his collections, which routinely feature insects, flowers and tigers. 'The garden is real,' he says. 'But it belongs above all to the mind, populated with plants and animals: like the snake, which slips in everywhere, and in a sense, symbolises a perpetual beginning and a perpetual return.'

*The Gucci Garden, Palazzo della Mercanzia, Piazza della Signoria, 10, 50122 Florence, Italy; gucci.com*



Artefacts at the Gucci garden

Courtesy of Gucci

## HIGH-RISE at the HARBOUR

*Chris Wilkinson of WilkinsonEyre architects on his latest project in Sydney*

One Barangaroo, a collection of luxury residences and six-star hotel, is part of an exciting new destination along Sydney's iconic harbour. Ten years ago a development like this would have been nearly impossible. That's mainly because of the technology – it's quite advanced. We've got a lot of double curvature surfaces, which you couldn't have done in the past. The concept relates to a sculpture I'd worked on with three petals that twist as they rise up into the air. The idea was to create an inhabited artwork. The residences are very international. They take advantage of the site location and the fantastic panoramic views – they're also quite advanced in the way they're designed.

There's been a lot of talk about Barangaroo, and it's a very interesting concept because before it was just a slab of concrete with no shape to it at all. What our clients were trying to do was to create a high spot at the end of the promenade, to make it worthwhile carrying on to the end, and seeing all these really nice cafés, bars and restaurants and then the park, so it becomes a destination. There are three Richard Rogers towers and two Renzo Piano residential buildings, so suddenly Sydney



The spectacular views from One Barangaroo

is going to have this very strong architectural composition. Sydney is a growing economy, it's a very successful city and that means change. It's competing with Hong Kong, Kuala Lumpur and Singapore, so you've got to allow for growth. In terms of global design, the one thing I'm seeing is a move for more high-rises in the centre to take the pressure away from the outskirts. The benefits of having taller buildings is that it puts a stop to the spread and makes central living easier.

My main interest is that every building should have the best quality of architecture possible. There are some really great buildings going up in Sydney now and I like to think that this is one of them.

## SET in STONE

*Cartier showcases its most exquisite pieces in a new exhibition at the National Gallery of Australia*



Cartier London Halo tiara (1934)



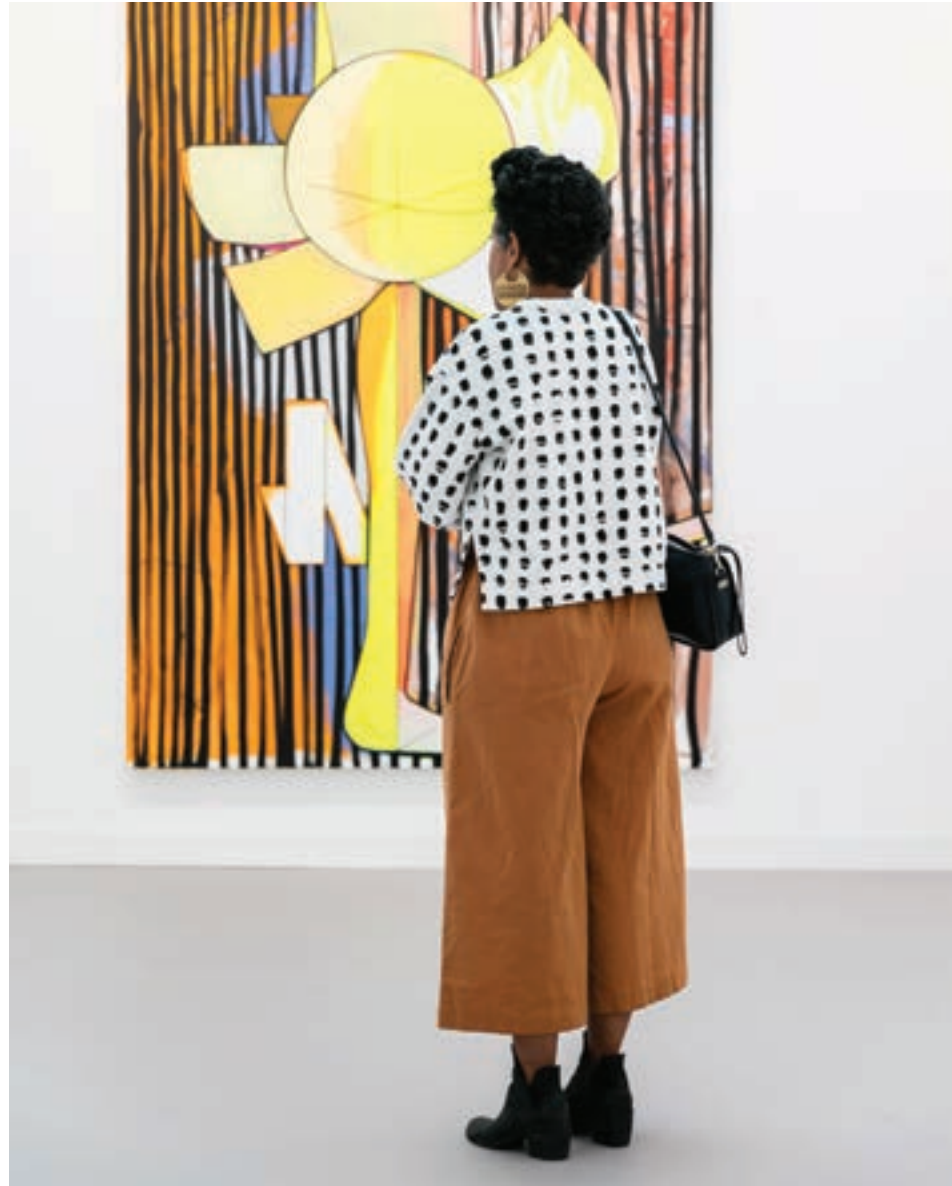
Cartier jewellery on display at the National Gallery of Australia

As Australia's foremost cultural institution, Canberra's National Gallery of Australia is no stranger to showcasing celebrated artwork, both homegrown and from overseas. But this year will see work of an entirely different and dazzling nature go on display in *Cartier: The Exhibition*, which runs until late July. The exhibition brings together more than 300 rare and exquisite pieces created by the distinguished French jewellery house, the likes of which have never been seen before in Australia. There will be an immersive element to the exhibition, with a selection of archive photographs, films, advertisements and even jewellery-making tools and equipment that provide insight into Cartier's history. But the primary attraction is the spectacular selection of one-of-a-kind pieces from the Cartier collection, many of which have been owned by some of the world's most glamorous women. Highlights include Queen Elizabeth II's Halo tiara, worn by Kate Middleton on her wedding day to Prince William in 2011; Princess Grace of Monaco's eye-watering 10.48-carat diamond engagement ring; and an exotic pair of yellow diamond, ruby and emerald-encrusted crocodiles custom-made for Mexican actress Maria Felix in the 1970s. 30 March – 22 July 2018; nga.gov.au

# FAIR PLAY

*The best and brightest international art fairs taking place in 2018*

The global art fair is as popular as it's ever been, with the key players opening up satellite shows around the world and every major city clamouring for a slice of the cultural capital that being involved in such an event brings. It's as much about finance as it is about art, with dealers hoping to capitalise on the rampant speculation that has defined the modern market. Here are the best fairs for buying art, exploring new trends and watching the movers and shakers in the contemporary art world.



Images courtesy of Richard Mark Blower

Above from left: spectators admire the highlights of Frieze 2017

## ART BEIJING: 29 April–2 May 2018

Since 2006, Art Beijing has tracked the meteoric rise of the Chinese market, not only bringing local artists to a wider audience, but also introducing Western artists to the country's burgeoning scene. This year's show, its 13th, will also include separate sections for design and photography, with themed public displays of Chinese artists curated by Zhao Li. Around 100,000 people attended the 2017 event, which featured 160 exhibiting galleries. Organisers reckoned that the sweet spot price for sold works was between £10k and £30k, with both contemporary and classic works available for sale.

[artbeijing.net](http://artbeijing.net)

## FRIEZE LONDON: 4–7 October 2018

Frieze is now a London institution, a massive tented city of all the wonders the art world has to offer, set up in Regent's Park every autumn. Started by the publishers of *Frieze* magazine, the chronicle of the burgeoning British scene in the 1990s, Matthew Slotover and Amanda Sharp held their first fair in 2003. Today it has a satellite operation in New York, a separate Old Masters show in London attracting interest from the world's major auction houses, and a new Los Angeles fair set to premiere in February 2019. As much about being seen as seeing, Frieze is now the capital's pre-eminent cultural event.

[frieze.com/fairs/frieze-london](http://frieze.com/fairs/frieze-london)

## FIAC PARIS: 18–21 October 2018

Hosted in Paris's Grand Palais, one of Europe's grandest exhibition halls, the Foire Internationale d'Art Contemporain is pitched at the art world's most illustrious and high-flying figures. Last year saw the fair venturing out into Paris's well-manicured open spaces – such as the garden of the Eugène Delacroix Museum – with Fiac Hors les Murs, an open-air showing of sculpture that's helped democratise its image. With around 200 galleries in the Palais, as well as a programme of performance art to accompany it, Fiac is rightly lauded as the dealer's choice of international fairs.

[fiac.com](http://fiac.com)

## ART BASEL MIAMI BEACH: 6–9 December 2018

Probably the most significant art market in the world, the Miami Beach branch of Art Basel has been coming to the Magic City since 2002. In recent years, the value of art on display has exceeded several billion dollars, and the city's own economic revival owes much to the lure of fairs such as this, bringing in a jet-setting clientele who are just as likely to buy a condo as a Koons. The original Art Basel began back in the 1970s and now serves as the European hub for the global art world initiative. Back in Miami, the fair is just as well-known for the whirl of social events that surround the gallery shows.

[artbasel.com](http://artbasel.com)

# The NEW ERA of ANNABEL'S

*Executive Director of the Birley Group, Guillaume Glipe, on how the revamped iconic Mayfair nightclub is back and better than ever*

The idea of reforming Annabel's has been in the pipeline for a while but we felt that just a fresh paint job wasn't going to be enough. So when number 46 Berkeley Square came on the market – a four-storey building with a courtyard just two doors down – it was a no-brainer.

The new Annabel's offers more to our members. Previously the club was open around eight hours a day, six days a week. The new club will be open almost 24 hours a day from 7 to 4am, giving more time for the guests as well as more space. On the first floor there's a big bar and restaurant and on the second floor there's a working space where people can come and use their laptops and do some work. We felt that just being a nightclub wasn't enough. London has evolved, it's more international, and there's definitely a different clientele that we want to open the door to. These days you see a lot of private members' clubs opening in places like Shoreditch, so we've had to adapt. It's also people from different professional backgrounds, not just people in finance and law and banking but art, music and hospitality. I think that more and more people are attracted to the idea of belonging to a club; of belonging to a certain way of life and living. The simplicity with us is that you have a choice of restaurants and places to drink, smoke a cigar, dance. In one place you can have everything.

We decided not to copy the same decor in the new site but our members will absolutely recognise it as we've kept the DNA of Annabel's. The building hadn't been renovated in years and because it's Grade-I listed, it has some amazing original features such as the ceiling and beautiful cornicing and moulds, which we've had to employ specialist craftsmen to bring back to life.

I think that what makes Annabel's so iconic is partly the amazing location; you're in the heart of Mayfair and that plays a big role because location is very important. Then obviously there's the quality of the product; from the amazing cuisine and wine list to the staff. And of course the clientele have always been high profile guests coming from all over the world. Annabel's upholds a reputation and we want it to be the best club in the world.

*Annabel's 44 Berkeley Square, Mayfair, London W1J 5QB; [annabels.co.uk](http://annabels.co.uk)*



Francesca von Thyssen and Jerry Hall, 1987



Bryan Ferry performing at Annabel's, 2013



Jack Nicholson, 1988



Lady Annabel Goldsmith, 1988

Images courtesy of Richard Young/Reax Features

# the GOLDEN age of VERSACE

How Versace is taking elements of its golden past and moving forward with characteristic determination

By Peter Howarth

**W**hen you meet Audrey, Donatella Versace's dog, it comes as quite a surprise to find she is a Jack Russell and not some pocket pooch that could slip easily into a Versace handbag. 'She is not really a dog at all,' says Versace in her deep Italian accent. 'She's a Versace woman.'

Now Audrey has a collection too – for humans, you understand – of T-shirts, bags and wallets that feature an illustration of her. She also has some 19,000 Instagram followers, which – while dwarfed by her owner's 2.3 million – is not bad for a canine. And on enquiry, it turns out that Audrey, as constant companion to one of the world's most iconic and influential fashion designers, does not exactly lead a dog's life. She has a rub that softens her fur, and eats the best Versace home cooking. She also possesses an extensive personal wardrobe of Versace chains and collars, complete with the house's signature golden Medusa motifs, and has been known to sport a studded Versace leather jacket.

That Audrey Versace should be something of a celebrity high-octane pet is to be expected. Her owner is, after all, a woman who has said that the most overrated fashion trend is 'minimalism' and that she never wears anything on her feet but stilettos. There is nothing shy or retiring about Versace – the house, the woman, or the dog. And therein lies its continuing appeal. Today, we are with Donatella Versace in one of the rooms in her historic palazzo in Via Gesù, Milan. This was her late brother's home and the spiritual

base of the fashion house. We have been admitted to the usually off-limits first floor: the living quarters. The opulent Greco-Roman-meets-rock 'n' roll decor includes antique statues, collections of globes and old oil paintings, combined with chairs and sofas upholstered in distinctive house prints, Versace signature-print cushions and decorative crockery, much of it from the Versace Home collection. It is an hour and a half before she is due to debut her spring/summer 2018 menswear in the vast ornamental garden of the palazzo, and Donatella is explaining why, after a hiatus, she has decided to return to this late 18th-century building in the centre of Milan, to once again present her work.

'With this collection, I wanted to come here and show in a much more intimate way. It's now 20 years since Gianni passed away and I wanted to be back in the building that represents Versace, and the building where my brother and I worked so closely together for so many years – where Gianni and I had so many



Opposite page: Naomi Campbell  
This page: Donatella Versace



good times, so many fights, so many disagreements, and so much fun as well. Being here feels like coming back home.'

This, it turns out, is all part of an important process for the designer, whose brother was infamously killed two decades ago on the steps of his mansion in Miami. That event changed his sister's life, forcing her to take up the reins of the company. It was not, she confides, a role she wanted. As Gianni's muse and helper, she'd had a happy time serving what she could not know would turn out to be a rather charmed apprenticeship, designing her own line, Versus, and being instrumental in art-directing the famous ad campaigns shot by photographers including Richard Avedon. She also cemented the house's relationship with rock 'n' roll, befriending artists such as Elton John and Prince, as well as the hip-hop community and Hollywood stars, inviting them to join the Versace creative "family".

But after Gianni's death, by her own admission, Versace struggled with her grief and the pressure of holding the business together. But she has succeeded, and now, two

*"I am SHOWING my new COLLECTION here not because I am NOSTALGIC; I am NOT nostalgic – I like to look at the FUTURE, not the PAST"*

*This page top: Supermodels Carla Bruni, Claudia Schiffer, Naomi Campbell, Cindy Crawford and Helena Christensen on the Versace catwalk, 2017; Bella Hadid modelling SS18 Versace  
Opposite page: Donatella with Gianni, 1984; Kaia Gerber in the 2017 Versace campaign*



decades after she was forced to become the head of the house, she seems finally ready to face the past. 'I am showing my new collection here not because I am nostalgic; I am not nostalgic – I like to look at the future, not the past – but because this building has memories. The building gives me strength and reminds me that I need to be determined to do things that I believe in.'

*"It's now 20 YEARS since GIANNI passed away and I wanted to BE BACK in the BUILDING that represents VERSACE"*

She talks of how, through technology, the process of fashion has changed completely. 'Before, a designer would put out a collection and that was it. Coming back here, I have been thinking about how much has changed in 20 years. When Gianni passed away there was no internet. There has been a revolution, and the world of fashion has changed.'

Today she works in a different way. 'I work backwards,' she says. 'I go online and listen to what the millennials want. This is not because of my age, or any sense of wanting to "stay in touch", but because this is where the power lies. They are the ones who decide what is going to happen. The consumer is key.'

The consumers have been telling her that they want Versace to be Versace. 'So many young people ask me for Gianni's prints. There are a lot of young people out there who did not experience Versace when it was new – our original prints have become iconic for them: the Barocco pattern, the leopard-print Wild Baroque, the Vogue print, the Pop Art print, the Trésor de la Mer seascape print. So, for the first time in my life I went to the archive; I took 300 original prints and then we put the collection together; and we think we nailed it!' She played around with the prints, refreshing some of the patterns and interpreting

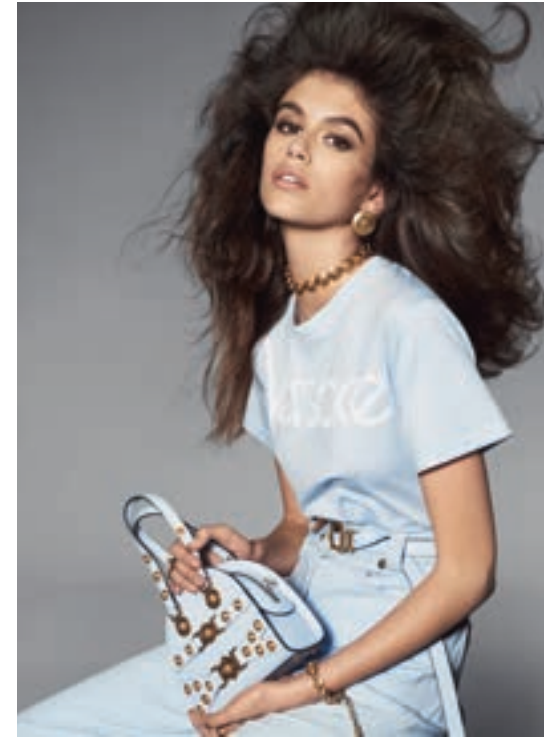


them in a new way. 'But this is really a celebration of what Versace is all about.'

The result is a collection for men and women called The Tribute Collection. There are printed shirts, T-shirts, dresses, skirts, jeans, bra-tops and shoulder bags, as well as shoes, bags and denim pieces adorned with the house gold Medusa symbol. The effect is to evoke the spirit of Gianni and offer a collection that uses the past as a way to interpret contemporary pieces.

The tribute theme extends into the new advertising campaign. Versace explains how she has worked with star photographer Steven Meisel to capture the look of this collection on a group of models who draw a line from Gianni to the present. Naomi Campbell and Christy Turlington appear, representing the era of the supermodels; Gisele Bündchen and Natalia Vodianova bring us up to date, while Cindy Crawford's daughter Kaia Gerber represents the future. Her mother was, of course, one of the four original "supers", along with Campbell, Turlington and Linda Evangelista, who appeared as a quartet on the Versace catwalk in 1991. To borrow a phrase from the time of her brother's ascendancy, it's all very back to the future.

'I should explain that I have done this not because I wanted to go into the archive, because I didn't want to go there – it was painful for me – but this is what the customers are asking for,' explains Donatella. 'It is Versace. What you will see on the runway today is what people will always recognise as Versace.' [versace.com](http://versace.com)





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## *top* NOTES

*International View* talks to Nicola Arcedeckne-Butler, one of the world's most knowledgeable wine experts

By Sophia King

For many, the world of wine can be an intimidating one. Foreign names, esoteric terminology and convoluted etiquette can make for uncertain territory, even for the more seasoned drinker. Yet Master of Wine Nicola Arcedeckne-Butler exudes a warmth guaranteed to put even the most amateur of wine enthusiasts at ease. As passionate as she is knowledgeable, she patiently answers my (many) questions during our 90-minute conversation, conveying as much respect for €2 bottles of wine as for four-figure vintages.

‘I’m definitely not a wine snob,’ she says. ‘Of course, I appreciate a good vintage wine – but I am also very happy to drink a decent £10 bottle, too.’

Such a statement perfectly captures the current wine market. Since its introduction to supermarkets and subsequent widespread commercialisation some 40 years ago, wine has become easily accessible, almost irrespective of budget or location. Yet at the upper end of the scale, it continues to grow in popularity as a luxury investment. The latest Knight Frank Luxury Investment Index notes fine wine as the second most popular investment after art, with an 11% increase in the past year alone. Cabernet Sauvignon is proving particularly popular; Screaming Eagle has surged in price by 106% over the past 12 months (according to the Knight Frank Fine Wine Icon Index compiled by Wine Owners) and a bottle of The Setting sold at auction for a record \$350,000 in November 2017.

English-born Arcedeckne-Butler’s passion for wine began in her early twenties, when studying in Northern Italy. ‘I remember drinking a bottle of Valpolicella and thinking “this is really rather nice”,’ she says. ‘That was my epiphany moment; the moment I realised that drinking good wine could be a very enjoyable experience.’

After exploring the many vineyards and grapes Northern Italy had to offer, Arcedeckne-Butler took her first job as an assistant trainee manager at Majestic Wine before moving to independent wine merchants Corney & Barrow and eventually helping to set up the company’s broking department. But it wasn’t long before Arcedeckne-Butler set her sights on the next challenge: to attain the prestigious Master of Wine title.

Such an ambition is not to be underestimated. The deeply coveted Master of Wine title is held by just 369 people in 29 countries and involves attending seminars around the world, a dissertation and numerous written and blind wine-tasting exams over the course of two years – all, in Arcedeckne-Butler’s case, while holding down a full-time job. Despite the intensity of such a commitment, Arcedeckne-Butler was declared a Master of Wine in 1996, even winning the Villa Maria Viticulture Award for one of her papers.

Today, Arcedeckne-Butler is the Director of Buying at Private Cellar, a personal wine service whose offering includes bespoke advice for clients of Knight Frank. Responsible for sourcing wines around the world for an exclusive client list, Arcedeckne-Butler prides herself on building and maintaining close relationships with those



at every stage of the journey – from vineyard growers to end-consumers – to, in her own words, make ‘the journey from vineyard to glass as short as possible’.

Given the global nature of Arcedeckne-Butler’s client list, there are often very different requirements. Some are looking to discover a new wine; some are looking for a wise investment; others are simply looking to send out the right message to their guests at an upcoming dinner party.

‘The wine I recommend to each client is very personal, tailored to their requirements and current collection,’ explains Arcedeckne-Butler. ‘Chinese buyers, for example, place a lot of importance on names and numbers, often seeking wine that involves the number eight. That isn’t necessarily something that would be a consideration for buyers elsewhere in the world.’

With a career of globe-trotting and wine-tasting, Arcedeckne-Butler’s life may seem idyllic to many people – but it has its demands.

‘It can be intense,’ she admits. ‘I regularly receive phone calls on Friday evenings from clients looking for last-minute wine recommendations. But I love it. Few people are able to establish careers based on exploring and sharing their passion with others around the world. When I finally relax at the end of a long day with my current favourite bottle, I feel very fortunate.’

#### **What impact has wealth creation in markets such as China had on the wine market?**

Wealth movements have sparked a global interest in wine that can often lead to tight focuses on specific regions, causing pricing to shoot up and distort the rest of the wine market. Bordeaux is a classic example; it underwent a marked increase in pricing after becoming particularly popular with Chinese buyers in the early 2000s and, almost 20 years later, still has a reputation for being expensive. In reality, many Bordeaux wine farmers are producing €2 bottles and are struggling to make a living. At present, Burgundy is the drink of choice for the Chinese; it hasn’t pushed up prices yet, but available stock is limited. Regardless, a global wine market is definitely a good thing – anyone who says otherwise is just suffering from a case of sour grapes!

#### **How have traditional wine-producing areas like France reacted to the threat of New World wines?**

It was a real shock to the industry when wine started emerging from places such as Australia in the 1980s. While they weren’t great wines back then, they were absolutely consistent and very easy to drink. It has undoubtedly raised the bar of wine production around the world at every level; as much care and attention is lavished on the

€10 bottles as the ones worth hundreds or even thousands. Even small growers have the know-how to be particular about the fruit they are harvesting.

As the latest generation emerges, so too does a more experimental outlook. Some of my clients are wedded to Bordeaux and Burgundy, but their children enjoy the New World alternatives. As the next generation of vineyard owners return from studying wine around the world, they’re introducing new ideas on how to produce wine.

#### **How big an issue is fake wine? How can it be identified?**

Fake wine is a huge issue – not only for the consumer, but also for the wines being imitated. A former colleague of mine was deeply disappointed by his first ever taste of Le Pin, only to be served it again several years later and realise that his first experience couldn’t have been authentic.

Part of the problem is that fake wine is often of fairly decent quality. Rudy Kurniawan [the world’s biggest wine forger] filled carefully labelled bottles with wine worth around £30; combine that with a general lack of self-confidence in wine knowledge, and you begin to understand how he managed to deceive so many for so long.

However, people are beginning to wise up. Auctions are now cancelled if fake wines are discovered, and some wine providers supply restaurants with new bottles on an exchange basis with the empty ones in order to reduce the risk of them being refilled and sold on as fakes.

#### **How (if at all) have wine collectors’ tastes changed over the years?**

Globalisation has had a huge influence on wine collectors’ tastes; people are much more open to experiencing new wine from new regions. The market is maturing and more people are looking further afield, developing their own tastes rather than following the latest trends.

#### **What are your top picks for up and coming vineyards/wines around the world in 2018?**

It is hard to pinpoint just one region or wine, but my top picks would be small producers from classic regions such as Lamy-Caillat in Chassagne-Montrachet, or indigenous grapes from less well-known areas, such as Fiano or Negramaro from Puglia. Regions such as Georgia and China are also beginning to make some very serious wines – there are a lot of frogs to kiss before finding the right wines, but each year sees leaps and strides in quality and curiosity value.

The US continues to be important, and although the rarest wines such as Screaming Eagle and Harlan will remain the preserve of the few, a notch or two below are stunning wines, which now systematically achieve between 95 and 100 points each year – such as Dominus and Insignia, to name but two.

#### **What is your favourite wine?**

I’m currently in the throes of a passionate love affair with white Bordeaux; a single sip and I’m in paradise.

“THERE are a lot of FROGS to kiss before finding the RIGHT WINES, but each year sees LEAPS and STRIDES in quality and CURIOSITY VALUE”



Casa dell’Abate on the Castello di Reschio estate, Italy. For sale through Knight Frank



Mongins, Alpes Maritimes, Cote D’Azur. For sale through Knight Frank

#### **Now the influence of such wine advocates as Robert Parker is waning, what’s next?**

Apps such as Vivino and CellarTracker mean that plenty of information and opinions on particular wines are readily available, so wine enthusiasts no longer need to rely on just one or two individuals.

Local wine merchants have enjoyed a resurgence over recent years, and can be a great source of knowledge, leading to the discovery of a new favourite bottle. I myself regularly pop into independent wine merchants – although there’s often a bit of nervous laughter when I mention that I’m a Master of Wine.

#### **Should wine be considered an investment or should we concentrate on drinking it?**

At its heart, wine is an agricultural product that can provide great pleasure – I always advise my clients that they should only invest in wine that they’d be prepared to drink. If it does turn a profit, that’s just a bonus. It saddens me to think of it as a mere commodity locked away in a warehouse.

#### **How do you choose investment-grade wines?**

If you’re looking for a hard investment, you have two options of wine: ‘blue chip’ or up-and-coming.

There are about 150 ‘blue chip’ wines in the market. They’re a hefty investment and provide a lower annual yield, but are guaranteed to turn a profit. In contrast, lesser-known wines are cheaper but unpredictable; their value may suddenly shoot up – or drop exponentially. It’s also worth remembering that, unlike art or jewellery, wine is a wasting asset. If considering when best to drink a bottle, the safest option is to look at merchant recommendations and take the middle route.

#### **Do you have any tips on how to best store fine wines?**

The rules for storing wine are straightforward: store in a dark place away from vibrations; maintain a temperature of between 10 and 15 degrees Celsius; and keep humidity at 70%. Ideally, you need a cellar that can maintain a steady temperature regardless of season and isn’t directly above a Tube line in London, as can often be the case.

#### **What advice would you give those who are looking to start or perhaps improve their wine collections?**

Attending smaller, regional auctions is definitely a good place to start when building a wine collection. There are often mixed boxes on offer, comprising traditional favourites with lesser-known wines, so it’s a great way to familiarise yourself while trying something new – and you’re less likely to fall victim to a fake.

Ultimately, my main advice to clients is to have the confidence to explore; there are endless incredible wines from all over the world. As I’m fond of saying: ‘so many wines, so little time!’

## HYPERINFLATION

A new breed of vehicle is redefining the classic car market. Take a peek under the bonnet to find out more

By Andrew Shirley

As editor of the Knight Frank Luxury Investment Index (KFLII), which tracks among other things the value of classic cars, I'm occasionally asked what is the optimum age of car to purchase. There are two answers: one very simple, one slightly more complicated. The first, of course, is that you should just buy whatever car you fall in love with, assuming it's at a price you can afford, drives and stops in a straight line and is not going to bankrupt you with repair bills. The second assumes that as well as enjoying your car, you will also be viewing the purchase as some kind of investment.

Given the well-publicised growth in values – according to KFLII prices have risen by 334% over the past 10 years – it's hardly surprising that there is more of a focus on the investment side of ownership these days. And where prices rise, the funds are sure to follow – classic cars are now being touted as an asset class in their own right.

So is there an "optimum" age of car to purchase if turning a profit is part of the buying equation? Well, this is where it can get slightly geeky. Talking to my number-crunching friends at specialist insurer Hagerty, most cars tend to follow a 20 to 25-year depreciation curve. After this time values will flatten out and potentially start to increase.

The big question is how much they will increase by and how quickly prices will rise – very few cars will actually end up being worth more than they were sold for plus inflation, which is a key requirement for entry into the exclusive Historic Automobile Group International (HAGI) Top Index, which KFLII uses to track the value of classic cars.

Every car follows a different curve – provenance, rarity and less tangible factors such as "coolness" and nostalgia will determine how quickly values rise. The most expensive car to go under the hammer last year had it all. A 1956 Aston Martin DBR1, one of only a handful built and raced by legend Sir Stirling Moss, was sold by RM Sotheby's for \$22.6m.

But rarity doesn't have to relate to the original production run. Take, for example, the quirky and much-loved Renault 4; over eight million rolled off the production line between 1961 and 1992, but relatively few have survived – around 500 are registered in the UK – and examples in good condition are for sale online now for over £5,000 and even north of £10,000.

Early Land Rovers are also undergoing a renaissance at the moment. So much so that the Classic Works department of Jaguar Land Rover will track down a Series 1 or Range Rover model for well-heeled enthusiasts and rebuild it nut by nut – in return for a substantial amount of money. A "Reborn" Range Rover will cost the best part of £150,000.

Of course a car that was produced in very small numbers in the first place will see its value appreciate much more quickly. The glorious Ferrari 250 GTO, of which only 39 were produced between 1962 and 1964, was selling for over its purchase price of \$18,000 plus inflation by 1976, according to Hagerty's Brian Rabold. A fine racing pedigree helped and the model now holds the record for most expensive ever to sell at auction – \$38m in 2014 – with cars reportedly sold privately for over \$40m.

But is it possible for the impatient investor to bypass the depreciation curve altogether and see a return on their classic car investment immediately? The good news is that the answer is yes. The bad news is that you'll need rather deep pockets and the right connections.

A new breed of hyper car is bucking the depreciation trend. Rather than shedding a bucketful of value as soon as they roll out of the showroom like most vehicles, these rare, extremely expensive and highly sought-after – forget about buying one if you're not already a VIP customer – special editions are seeing their values rise from the get go.

A trio of cars launched in 2015 – the Porsche 918, McLaren P1 and La Ferrari – kick-started the "instant classic" phenomenon with prices for each model doubling within just 12 months. More recent launches such as the LaFerrari Aperta, Bugatti Chiron and Porsche 911R look set to follow the same journey. An Aperta sold for a sizzling \$10m at a charity auction last year.

There is a catch of course. As HAGI's Dietrich Hatlapa points out, the novelty of these cars when bought as investments is all in their newness – every mile or kilometre on the speedo will see their value fall. It's a life of air-conditioned pampering, not the grit of the track, for these modern-day monsters, which somehow seems to defeat the object of owning a tarmac-chewing sports car.

Nick Mason – 250 GTO owner, legendary Pink Floyd sticks man and dedicated amateur racing driver – summed it up neatly when we chatted about cars recently. "It's a bit like buying wine even if you don't like it. Cars need to be driven."

So with that bit of advice ringing in your ears, the choice is yours. Get a new car that may rocket in value, but you can't drive; or buy something that stirs your soul. If it rises in value, that's great, but it's the ride and cherished memories behind the wheel that will be your lasting investment.

*Andrew loves talking about luxury investments and in particular classic cars. To find out more about KFLII email him at [andrew.shirley@knightfrank.com](mailto:andrew.shirley@knightfrank.com)*



McLaren P1™ 5th Anniversary  
Image courtesy of McLaren Automotive Ltd

# With love from Mustique

As the most exclusive private island in the world celebrates its 50th year under Mustique Company management, we reflect on its luxury and very secret appeal

By Georgie Lane-Godfrey



For an island of less than six square kilometres, Mustique has an incongruously giant reputation. Say the name anywhere around the world, and you'll instantly conjure up images of the rich and famous partying together at the most exclusive island on earth.

It turns out that there's good reason for this characterisation. Over the years, high-profile homeowners have included royalty and rock stars, artists and aristocracy, as well as a few fashionistas, socialites and billionaires. And with iconic names such as Mick Jagger, Tommy Hilfiger, Bryan Adams and David Bowie among those associated with the island, Mustique could easily be renamed Mystique thanks to its legendary status. Originally bought by Lord Glenconner – Colin Tennant – in 1958 for just £45,000 as a place to entertain his closest friends, Mustique soon gained an image as a hideaway for society's elite. Tennant himself was central in portraying that role when, two years later, he gave Princess Margaret a 10-acre plot as a wedding present. And when royalty built a house here, the island's reputation was sealed.

Today, the 104 houses here rarely change hands – reflecting the power of the island to make its residents fall helplessly, head-over-heels in love with it. The reason? It could be the glorious Caribbean sunshine or the perfectly pristine beaches that this idyllic island offers. Incidentally, sustainability here is hugely important and conservation laws are strict – the coral reefs off its shores, for example, have been praised as the best-kept in the Southern Caribbean. But insiders will tell you it's the atmosphere on the island that really seals the deal.

As the original private island getaway, Mustique provides a blueprint that many other islands have tried – and failed – to copy. The main reason for this lies in its complete lack of commercialism – the island is run by a consortium of residents without any financial motive in mind. Here, they aren't looking for dynamic growth but rather retaining an aura of old-school Caribbean charm. 'There's no island in the world that is run like Mustique,' says Roger Pritchard, Managing Director of the Mustique Company. 'It's a community, not a resort.'

Put simply, Mustique isn't glitzy. 'If you want to be showy and be seen and self-publicise, you go to St



Opposite: one of Mustique's secluded beaches. This page, from top: Mick and Bianca Jagger, at the gold themed 50th birthday party of Hon Colin Tennant on Mustique in 1976; a gingerbread style house nestled on Mustique's Endeavor Hills for sale through Knight Frank; Roger Pritchard, managing director of the Mustique Company



Barths or Barbados,' explains Pritchard. 'That's where people will take photos of you that will appear in glossy magazines. But people come here really to get away from that; to have a rest rather than to self-promote. We're very well-placed for that.'

Instead of glitz, the focus remains on complete privacy and absolute discretion – particularly when it comes to the press. 'Over the years we've had a lot of fun throwing them off the island when they try to sneak in,' adds Pritchard. 'We had one Spanish photographer who had come to the island to capture a celebrity wedding, but was caught with photos of other celebrities on his camera. He tried to claim we had no right to check his photos, but we have our own jurisdiction here. He was promptly booked on to the next plane out.'

Of course, the ability to retain this level of anonymity unlike anywhere else in the world comes from a mutual understanding – everyone here knows and respects the fact that they are all equally high profile. But the measures taken on Mustique to respect that privacy undoubtedly help. 'We're surrounded by the sea, we have our own private airport with private plane to collect you and

private moorings,' says Pritchard. 'It's probably the most secure place in the world.'

With guaranteed seclusion, it's unsurprising that the residents take the opportunity to let loose. In the words of Tommy Hilfiger, the island is 'endlessly social', with a reputation for throwing unmissable parties – there's everything from Barbie and Ken-themed fiestas to peacock balls and toga parties, with the island's New Year's Eve bash being the pinnacle event.

The social hub for these escapes is usually the Cotton House, a boutique hotel, which throws a cocktail party every Tuesday night. A tradition continued from Colin Tennant is tenure, the cocktails are hosted in the hotel's majestic Great Room and are attended religiously by the island's residents. 'People are always intrigued to see who is staying that week,' explains Pritchard. 'That's why people turn up. Even the royal family will make an appearance when they are here.'

But, as Pritchard attests, this is no ordinary cocktail party. 'It's the sort of party where anything can happen,' he explains. 'If we have musicians on the island, for example, they'll suddenly start playing the piano there and have a sing-a-long. It can be a quiet affair or it can be completely

riotous with people dancing on the tables until 5am – it depends on the crowd. It's colourful, it's glamorous and it has the capacity to get out of control.'

As to what exactly those riotous escapades entail, you'll be hard pressed to find out. 'The saying 'What happens in Mustique stays in Mustique' definitely holds true,' says Pritchard, who is tight-lipped on the subject. Thankfully, not all the guests are quite as discreet.

According to Jeremy Clarkson,

drunkenly driving a dune buggy (known as a 'mule' and Mustique's only form of transport) around the island at 30mph is far more exciting than driving a Ferrari down the M4 at 140mph. Meanwhile, it has been known for the teenage sons and daughters of guests to have a nude race along the runway at 3am on New Year's Eve.

But while the focus might primarily fall on the island's secret revelries, the island has garnered a more wholesome image in recent years. Today, the busiest time on the island falls during school holidays and the parties often come with a purpose – namely to raise funds. The Mustique Charitable Trust (MCT) was set up to help disadvantaged communities and individuals in St Vincent, in areas from education to health care, diabetes clinics to pediatric support. So far, the charity has raised over \$10 million to support the local community, providing invaluable aid for the recent storm damage. The 50th anniversary of the Mustique Company this year is set to be another big fundraiser, coinciding with the 60th anniversary of when Tennant first bought the island. By all reports, residents are already gearing up for the most outrageous party yet. Just don't expect to hear anything about it...





When Rihanna – one of pop music’s most globally eyeballed performers – stepped out in a dress by Beijing couturier Guo Pei for the 2015 Met Ball, it prophesied an intriguing potential tilt in the axis of the fashion industry.

The most-memed dress of the night by a mile, the spectacular fit-for-a-royal-wedding Yellow Empress gown (boasting a 16ft cape, a 25kg train and 50,000-plus man hours of embroidery) comprehensively ‘owned’ the launch of the Metropolitan Museum of Art’s *China: Fashion Through the Looking Glass* exhibition – a show exploring the impact of Chinese design on Western fashion. On another level, it also served to fuel the exhibition’s subtext: inverting clichéd odes to Orientalism to salute a new dawn for Chinese fashion itself.

Tellingly, the show became the museum’s most successful to date, even surpassing the previous Alexander McQueen blockbuster, *Savage Beauty*. While 14% of the visitors were Chinese, the rest was an international affair, affirming a rising appetite for beyond-Western creativity that exceeded even its curator Andrew Bolton’s expectations.

Fast forward to 2018 and via the legacy of her red-carpet baptism, Pei is arguably not only the most internationally visible of China’s current fashion stars (in January she appeared on Nick Knight’s fashion film

China’s younger and increasingly avant-garde fashion designers are also toying with heritage to extend the country’s crucible of influence – with price tags considerably less than the rumoured £500k that an ‘average’ Pei will set you back – catering to less elite luxury audiences. Chinese inspirations remain rife but with a distinct nod to lives lived across the East-West divide.

Renli Su, a favourite of concept boutiques such as LN-CC, is a key example. Hailing from a small town in China’s Fujian province, the designer trained at both the Central Academy of Fine Arts in Beijing and later the London College of Fashion. Her muted, multi-layered, somewhat demure pieces featuring gathered waists, slashed sleeves and velvet-ribbon hems are informed by both the humble workwear of Victorian-era Britain and ancient Chinese methods of pattern cutting. Echoing Pei, Su also acknowledges the Cultural Revolution as a driving force; the destruction of huge numbers of garments during that period fed her obsessive desire to dig into the social history of clothes wherever she could find them.

Uma Wang, who was educated in Shanghai (China Textile University) and London (Central Saint Martins) prior to launching her own label is also a master blender. Her romantically geeky SS18 collection, which featured antique-style, tea-stained, loosely structured, Chinese collar trouser suits and dresses, also bore a 1920s-esque Art Deco lounging flavour with an unmistakable gender fluidity that Wang described as the ‘new Chinese’

## IN THE MOOD FOR LOVE

The new wave of Chinese fashion talent is a creative and formidable force that takes its cues from both China’s mythical heritage and its modern global appeal

By Katie Baron

website and barometer of industry influence, showstudio.com), she’s also indicative of how many of China’s key fashion talents are stoking their creative fires by reinterpreting their Chinese heritage in pursuit of defining a new national identity.

Indeed, Pei’s global fame was a long time coming. She’d been creating couture gowns for two decades before her Rihanna moment in 2015. The following year she was invited to become the first Chinese national to show at Paris Couture Week. She owes an enormous debt to her roots, specifically the creative touch-paper of cultural turbulence.

Her fairy tale designs are a personal rebuttal of the 1966 to 1976 Cultural Revolution of her childhood where individualised sartorial expression was deemed an assault on the state, strangling the growth of a contemporary native fashion industry. As such, the extravagant elegance quashed by the Revolution became her trademark, compelling her to resurrect the technical magnificence of traditional Chinese dressmaking skills and the country’s tailoring dynasties ever since. In deploying extraordinary intricacy on a monumental scale using the classical Chinese motifs of mythical beauty – pearls and gold tassels, phoenixes and white silk flowers – Pei’s designs reveal defiance as well as the more obvious tics of indulgence.

way of dressing. And then there’s Huishan Zhang, a Chinese-born now London-based designer with the LVMH seal of approval no less (he spent part of his third year at college in Dior’s Haute Couture Atelier) whose delicately girly womenswear – think pastel shades and whimsical gauzy dresses – balances a sweetly elegant traditional Chinese sensibility with the sharper tropes of European tailoring.

Retail, too, is bending towards the home-grown trend. The vast consumer affection for Western megabrands such as Chanel and Gucci – that’s rendered most malls identikit luxury hangers – is being challenged by native concept stores aiming to capsize China’s copycat reputation. Hermès-owned luxury lifestyle brand Shang Xia is a three-storey villa housing Chinese craftsmanship that’s conceived as an urban oasis and acknowledges traditional customs: visitors must remove their shoes on entry to the lounge, and hostesses serve customers fresh tea as they browse. BNC (Brand New China) – a multi-brand boutique, founded by influential Chinese publisher and blogger Hong Huang in 2010, hosts more than 150 independent Chinese fashion and homeware labels.

From the traditionalists to the avant-garde, the message is clear: China’s new wave of talent is telegraphing creation not just consumption, via a potent mix of myth, modernism and transnational allure.

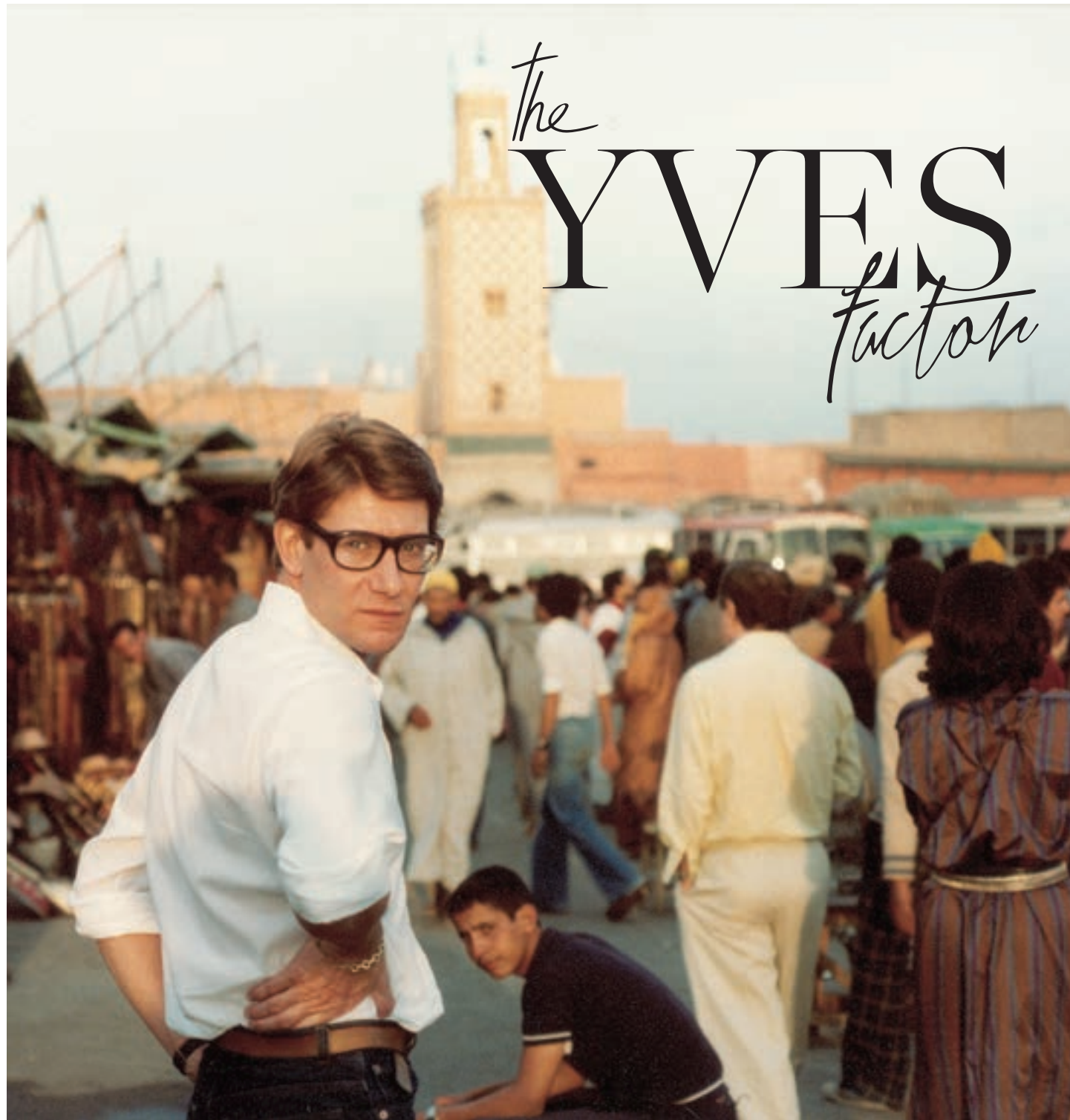


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ALWAYS A STORY  
CHAPTER 2017-18 | ALL THE RIGHT MOVES



Opened last year, the new Musée Yves Saint Laurent Marrakesh is a fitting home for the work of this extraordinary designer who loved the city so much that he chose to live there

By Peter Howarth

**Y**ves Saint Laurent first travelled to Marrakesh in 1966 with his business partner Pierre Bergé. He was instantly taken with the place and even bought a house there. For the remainder of the French designer's life, he would have a strong connection with the city. Notably, on 1 December and 1 June of each year, Saint Laurent would travel to Marrakesh for a fortnight to design his haute couture collections.

'In Morocco, I realised that the range of colours I use was that of the zelliges, zouacs, djellabas and caftans,' said Saint Laurent. 'The boldness seen since then in my work, I owe to this country, to its forceful harmonies, to its audacious combinations, to the fervour of its creativity. This culture became mine, but I wasn't satisfied with absorbing it; I took, transformed and adapted it.'

For over 40 years, Yves Saint Laurent, who was born in Algeria and left for Paris as a teenager, was quite simply a fashion megastar. He became known for helping to revive couture and promoting the idea of ready-to-wear, and is considered one of the most influential fashion designers of all time. He is remembered for his creativity and championing of a number of particular styles for women – the pea-coat, trench-coat, trouser suit and safari jacket among them. His evening dresses were theatrical and suggested a creator who loved culture, theatre, art, and fashion; and significantly, that included non-European culture.

But perhaps his most famous creation was the tuxedo outfit for women called Le Smoking. Introduced in 1966, it was immortalised in a photograph by Helmut Newton for French *Vogue* in 1975, in which a female model with short, slicked-back hair wears a tuxedo suit with jacket and trousers, white shirt and cravat, cigarette in hand, in a back street at night.

The setting – Rue Aubriot in Le Marais, the Parisian district Newton had been living in for years – gives the picture an almost documentary feel. The image hangs on the wall of the Marrakesh museum, along with many other photographs of the designer's work and Saint Laurent himself.

This elegant, feminine evening suit for women caused quite a stir, and the celebrity style-setters of the time, such women as Bianca Jagger, Lauren Bacall, Liza Minnelli and Saint Laurent's muse, Loulou de la Falaise, all wore Le Smoking. It was controversial: in 1968, New York City socialite Nan Kempner was refused entry to La Côte Basque brasserie because she was wearing it. The problem was the trousers, which she then removed to dine in the jacket alone, now a type of mini-dress.

It is said that the first customer for the Le Smoking suit was actress Catherine Deneuve. Interestingly, the last one ever made was bought by the wife of British designer Paul Smith. Smith – who along with his wife Pauline, a former fashion tutor and designer, used to go to the couture shows

*“The BOLDNESS seen since then in my WORK, I owe to this COUNTRY, to its forceful HARMONIES, to its AUDACIOUS combinations, to the FERVOUR of its CREATIVITY.”*



*Opposite: Yves Saint Laurent first visited Marrakesh in 1966. This page from top: The museum will display around 4,000 items; The building's exterior is intended to evoke the "warp and weft of fabric"*



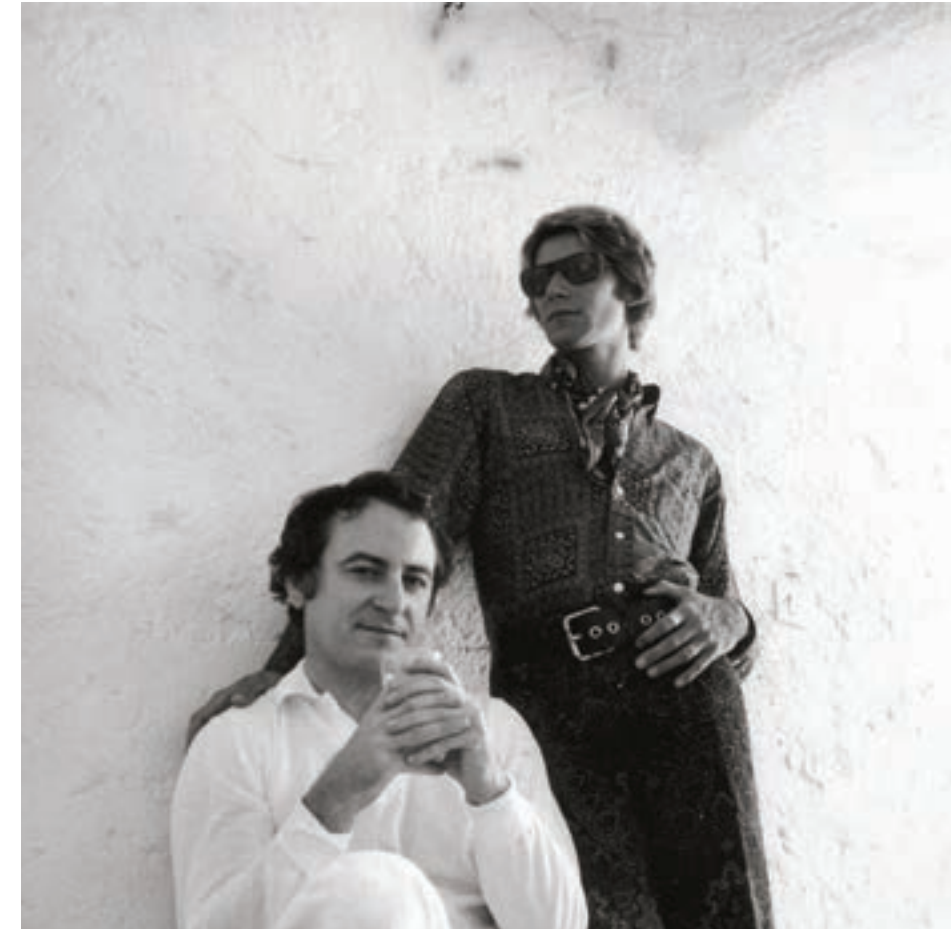
in Paris – was a big fan of Saint Laurent and, in particular, of Le Smoking. ‘When I first saw an Yves Saint Laurent smoking suit I really thought it was the sexiest thing I had ever seen,’ he says. A lifelong admirer of the French designer, Smith is today well-known for making tailored suits for women as well as for men. ‘When you hold [the YSL Le Smoking jacket] it feels incredible; it has such weight. That’s what gives it the elegant drape.’

Saint Laurent died in 2008, but he was survived by Bergé who created a foundation in their joint names and saw to it that last year (the year in which he died) a museum opened, dedicated to the designer’s memory in the city that became his second home.

‘When Yves Saint Laurent first visited Marrakesh in 1966, he was so moved by the city that he immediately decided to buy a house here, and returned regularly. It feels perfectly natural, 50 years later, to build a museum dedicated to his oeuvre, which was so inspired this country,’ said Bergé.

The museum is just down the road from the spectacular tropical Jardin Majorelle, created by painter and fellow Frenchman Jacques Majorelle and a favourite haunt of Saint Laurent’s. The designer and his partner Bergé acquired the garden in 1980 to save it from property developers. They restored it, and when Saint Laurent died, his ashes were scattered among the cacti, lily ponds and palms, as were Bergé’s last year.

Now the garden has a neighbour in the form of the Musée Yves Saint Laurent, a new 4,000-square-metre building designed by the architects Studio KO. The façade of this striking, modern, geometric construction has a covering of



*“When YVES SAINT LAURENT first visited Marrakesh, he was so MOVED by the CITY that he immediately decided to buy a HOUSE here. It feels PERFECTLY natural, 50 years later, to build a MUSEUM dedicated to his OEUVRE.”*



red bricks that is lace-like and makes patterns that recall the warp and weft of fabric.

The project was directed by Bergé, who came to the site each month and fortunately lived to see the finished exterior. The idea is that, like the lining of a couture jacket, the interior offers a contrast to the outward appearance of the museum. Here, traditional Moroccan materials are given a contemporary treatment – local brick, black granite, laurel branches, brass and oak. Bergé was keen on Moroccan-style stained glass and the use of terrazzo in many colours.

As well as the large, 400-square-metre permanent exhibition space given to the fashion of Saint Laurent, designed by scenographer Christophe Martin, the building also acts as a storage facility to conserve 1,000 couture garments and accessories created by the house, part of the collection of the Fondation Pierre Bergé – Yves Saint Laurent. There is also a temporary exhibition space which is showing the sculpted dresses of Moroccan fashion designer Nouredine Amir until 22 April. In addition, visitors can access a research library containing over 6,000 volumes, a 150-seat auditorium, a bookstore and a terrace café. Already, this oasis of Parisian high-fashion has become a must on the itinerary of anyone visiting this famous North African city. *The Musée Yves Saint Laurent Marrakesh, at Rue Yves St Laurent, Marrakesh 40000, Morocco, opened three weeks after the inauguration of the Musée Yves Saint Laurent Paris, which is located at the former fashion house of Yves Saint Laurent at 5 Avenue Marceau, 75116 Paris, France; museeyslmarakesh.com; museeyslparis.com*

*Opposite page from top: the exhibition includes drawings and photos charting YSL’s history; the building was designed by architects Studio KO. This page from top: Saint Laurent with his business partner Pierre Bergé; the museum will display thousands of pieces of clothing and haute couture accessories*



# LIGHTS, CAMERA, ACTION!

Ever wondered where that scene in your favourite film was shot? Well look no further...

By Robert Ryan

## LALALAND: LOS ANGELES

This 2016 love letter to Los Angeles bristles with recognisable restaurants, clubs and freeways. One of the film's pivotal moments, Mia and Sebastian's heart-warming song-and-dance routine, was filmed at Cathy's Corner, on the road that cuts through Griffith Park ([laparks.org/griffithpark](http://laparks.org/griffithpark)). It overlooks the twinkling San Fernando Valley, which is a grand view, but be aware that the benches and streetlights were set dressing, not real. The park is also home to another *La La Land* locale, the domed Griffith Observatory, which has featured in movies since 1935, including *Rebel Without A Cause* (1955) and *Terminator* (1984).

## MAMMA MIA! GREECE

The first slice of this guilty pleasure came out in 2008. It was mostly shot on the Greek island of Skopelos. The church wedding is at Agios Ioannis in Castri (song: *Winner Takes It All*) and the beach is Kastani – the spot where the songs *Does Your Mother Know*, *Lay All Your Love On Me* and *I Have A Dream* are given an airing. Some scenes were filmed on Skiathos (the harbour at Bourtzi) and at Pelion (at Damouhari Mouresion) on the mainland, where Dancing Queen Meryl Streep dive-bombs into the water. This year's sequel, *Mamma Mia!: Here We Go Again* is again set in Greece, but this time shooting took place on the Croatian island of Vis, home to Stiniva, one of the best beaches on the Med.

## LORD OF THE RINGS/ THE HOBBIT: NEW ZEALAND

It might be in the news as the end-of-the-world bolthole for paranoid Silicon Valley billionaires, but it was Peter Jackson's epic trilogy *Lord of The Rings* (2001-2003) that first brought the stunning variety of New Zealand's landscapes to many people's attention. The Shire, home to the Hobbits, is actually Matamata on North Island, about two hours' drive from Auckland, and you can actually tour the 44 houses that were built for the films ([hobbitontours.com](http://hobbitontours.com)). More dramatically, there is also the beautifully rugged Tongariro National Park – home to three active volcanoes, one of which, Ngauruhoe, doubled as Mount Doom. On the South Island, the best base is Queenstown, which gives access to the locations of the Elven forest of Lothlórien and Treebeard's Fangorn and is the gateway to the snow-capped Misty Mountains. You can explore on foot, by bike, on horse or by air.

Perhaps it's time for the Oscars, the Baftas and the Golden Globes to introduce a new category: Best Movie Location. The appearance of a stunning landscape or an exotic city in a film has the power to send audiences flocking to visit the actual spot where the cameras rolled. Newspaper travel sections often have to answer questions such as: "Where is the hotel in *The Shining*?" (Timberline Lodge, Mt. Hood, Oregon), "What's the name of the beach where Ursula Andress emerges from the sea in *Dr No*?" (Laughing Waters, Jamaica) or "Where is the shark-attack beach in *Jaws*?" (Martha's Vineyard island). And it isn't just film – this is a Golden Age for TV locations. *Downton Abbey* has put its alter ego, Highclere Castle in Hampshire, firmly on the tourist trail, and nobody has accurately estimated how much *Game of Thrones* fans have added to Iceland or Northern Ireland's coffers, but it is enough for a sizeable deposit in the Iron Bank. Here then, are my own nominations for Best Movie Locations, some classic, others recent and a few yet to come.



## LAWRENCE OF ARABIA: JORDAN

Still a byword for epic desert landscapes, David Lean's 1962 film starring Peter O'Toole was partly shot around Wadi Rum in Jordan, which was the cinematic home to the camps of Auda (Anthony Quinn) and Feisal (Alec Guinness). Production designer John Box, described it as: "Towering red cliffs rising two or three thousand feet from the pink, sandy floor, it was grand and romantic." It still is, especially at sunrise and sunset when the sun flares off those pinks and reds; you can camp under star-filled night skies so you can witness both. Wadi Rum also appears in *Star Wars: Rogue One*. The country also features in *Indiana Jones and the Last Crusade* (1989), where the rock-carved "Rose City" of Petra (one of Lawrence's favourite places) plays a pivotal role.



## CROUCHING TIGER, HIDDEN DRAGON: CHINA

When Ang Lee made this groundbreaking, visually stunning martial arts film in 2000, he used many of the sets at Hengdian World Studios, in Hengdian, a town in the mountainous eastern province of Zhejiang. This is the equivalent of Universal Studios, with theme park rides and hotels as well as actual shooting lots for TV and film ([hengdianworld.com](http://hengdianworld.com)). One of the most memorable scenes, though, is the gravity-defying treetop fight and this was shot in the Anhui Bamboo Forest at Mukeng, a couple of miles east of Hongcunzhen. The latter is the medieval village, full of ponds and waterways, which featured in the movie. It is actually a Unesco World Heritage Site, not far from the strange, jutting granite peaks and hot springs of Huangshan (Yellow Mountain), a major destination for hikers in China. Further information on these (relatively) remote areas can be found on the China National Tourist Office ([cnto.org](http://cnto.org)).

## MISSION IMPOSSIBLE: NORWAY

Another film series that is no stranger to breathtaking sets – remember Tom Cruise on top of Utah's Dead Horse Point in *Mission: Impossible 2*? For *Mission: Impossible 6* (due out in July), he is climbing again, this time in the fjords of Norway. Preikestolen (Pulpit Rock) is an extraordinary mountain plateau/viewing platform at Lysefjord. It is a vertiginous no-barriers 604m above the icy waters of the fjord – imagine a giant diving board made of rock protruding from the cliff face. Cruise and crew came in by helicopter, mere mortals have a four-hour return hike from Preikestolen Vandrerhjem, east of Stavanger. Bring a head for heights.

## CROUCHING TIGER, HIDDEN DRAGON: CHINA

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Opening picture: the Griffith Observatory in Los Angeles.  
Previous page: Greek filming location for *Mamma Mia!*  
Below: Chinese location for *Crouching Tiger Hidden Dragon*.  
Right: the fortified town (ksar) of Ait Benhaddou  
Far right: Hawaiian location Na Pali coast for *Jurassic Park*



## JURASSIC PARK: HAWAII

You just can't keep a good raptor down: this series returns – as does Jeff Goldblum – in June this year with the fifth entry, *Jurassic Park: Fallen Kingdom*. Like the previous films, it was mostly shot in the lush jungles of Kauai, the loveliest (and smallest) of the major Hawaiian islands (also used in *King Kong*, the Indiana Jones movies and the TV series *Lost*). Locations include the green slopes and sheer cliffs of the Na Pali Coast and the spectacular Manawaiopuna Falls in the Hanapepe Valley. You can tour sites by helicopter or by four-wheel drive.



## GLADIATOR: MOROCCO

A former Foreign Legion post called Quarzazate, on the southern side of the Atlas range from Marrakesh, has become the Hollywood of North Africa. The attraction is its proximity to exotic locations such as the fortified town (ksar) of Ait Benhaddou. The list of films shot at this clay-coloured Unesco World Heritage Site village is impressive, including *Jesus of Nazareth* (1977), *The Living Daylights* (1987), *The Mummy* (1999) and *Prince of Persia* (2010). That's right, if you want biblical gravitas, merciless burning sands or Arabian Nights splendour, this is the place for you. And yes, *Game of Thrones* has been here. *Gladiator* (2000) really made the most of the location, utilising the town and surrounding area as the backdrop for the slavery, desert travel, and gladiatorial training-school scenes. More impressively, its designers called upon the kind of local construction techniques that built the ksar in the first place to create a 30,000-seat arena built entirely of mud bricks. Who needs CGI, anyway?

## THE MAN WITH THE GOLDEN GUN: THAILAND

The seductive allure of the 'exotic location' has always been a key ingredient in the recipe for any James Bond film and some spots such as Piz Gloria, the revolving restaurant on the Schilthorn in Mürren, Switzerland (*On Her Majesty's Secret Service*), the Lake Palace at Udaipur, India (*Octopussy*) and Iguazu Falls on the Brazilian Argentine border (*Moonraker*) have become star attractions. But arguably the one that tops them all in terms of visitor numbers is 'James Bond Island' near Phuket in Thailand, as seen in Roger Moore's *The Man With The Golden Gun* (1974). Scaramanga's hideout is in reality Khoo Ping Kan, one of a chain of small, jungle-covered limestone pillars that rise spectacularly from the turquoise waters of Phang Nga Bay, Phuket. It can be very busy with boat-going sightseers in peak tourist season, although you could take a more sedate canoe trip, which offers the chance of more serene explorations.



Image courtesy of MACM (Musée d'Art Classique de Mougins) 2018

## WORK of ART

Art collector Christian Levett reveals his favourite artwork, and what's hanging on the walls in his exquisite Chalet Edelweiss, Courchevel

### **What drew you to collecting?**

Growing up, I was always interested in history and used to collect inexpensive Victorian coins. Later in life, in the early 2000s, I built a collection of ancient armour – a large part of which had belonged to the late Axel Guttmann [a passionate collector of Medieval arms and armoury who had his own private museum in Berlin] and was going to be liquidated. I bought so many antiquities I ended up opening my own museum in France (Musée D'Art Classique de Mougins).

### **What is it about collecting antiquities that you really like?**

Firstly, I think it's amazing to be able to own something that conjures up a feeling of the history of the object: where it has been, what it has seen, what it has done, who was around it and who touched it. Each object is a mini time machine. The second is to marvel at the artistry; the ability of the ancient world to produce incredible bronzes, glass, jewellery, and marble sculpture.

### **When did you move from antiquities to collecting art?**

Throughout my 20s and 30s I got into collecting Old Masters and then Impressionist drawings and post-Impressionist work. These days I mostly collect late 20th-century pieces, anything from the 1950s through to today.

### **What was the first piece of art you bought?**

The first piece of serious art I ever bought was in 1995 when I was 25. It was an early 17th-century painting of a fire in Delft by a Dutch artist called Egbert van der Poel. I bought it in Paris and when I saw it I thought, 'I have to have it'. I paid 100,000 French francs for it, which today is the equivalent of £10,000. I went off it after a while though, and gave it to my nephew as a birthday present.

### **Who are the artists you like at the moment?**

I've been collecting a lot of the female artists of the late 20th century, looking at Bridget Riley, Louise Bourgeois, Joan Mitchell and Cecily Brown. It's a well-trodden path but compared to male artists, a lot less have been successful and yet a number of them are really fantastic. It's an interesting, rarer and, I think, largely undervalued area of collecting.

### **What is your favourite piece of artwork that you own?**

A life-size painted wooden bust of a little Florentine Renaissance boy. It's dated around 1480 and is full of woodworm, but it's such a beautiful piece of carving. The boy wears a blue tunic with a gilded collar and a little red cap. I bought it at Christie's 13 years ago for about £20,000 and it's probably not worth much more today. I have no idea who made it, but I do know it came out of a workshop in Florence.

### **What led you to let Chalet Edelweiss, Courchevel?**

I bought an old chalet that was on the land there in 2010, pulled it down and got planning permission to build Edelweiss. It took two years and was finished in September 2012. I'd already built Chalet Gentianes next door and owned Chalet Razzie further up the Bellecôte slopes, but Edelweiss is the most famous because it's 3,200 square metres and one of the biggest chalets in the Alps.

### **How did you decide on the design?**

I had an idea and worked alongside the architect. It's basically the same as Chalet Gentianes next door, only Gentianes is a quarter of the size and doesn't have nightclubs, Xbox rooms and car washes. It's a bit like being in your own mini hotel. There are eight bedroom suites and there's accommodation for 13 staff, which is separate to the rest of the chalet so you don't even know they're there.

Despite its size, it's cosy and warmly decorated – there are artworks on display by Marc Quinn, Gilbert & George, Marcus Harvey, Tracey Emin and Damien Hirst, and some Picasso etchings too. There's also a six-foot-high bronze statue of Aphrodite and *Vénus à la Girafe* by Salvador

Opposite page:  
Art collector Christian Levett

Dali. A lot of the furniture and fabrics were chosen from the Maison & Objet show in Paris – the best interiors exhibition I've ever been to. You can furnish just about anything after you've spent a few days there.

### **What do you always take with you when you travel?**

My kids.

### **What would be your desert island disc?**

*Morning Dew* by Nora En Pure. It's a mellow song you can listen to at any time and it's inspirational.



Chalet Edelweiss, Courchevel for rent through Knight Frank

### **What book can you read over and over again?**

Julius Caesar's *The conquest of Gaul*. I've probably read it four times. You learn what went on before battle and how he managed different situations. It's interesting to hear the words from the horse's mouth.

### **Do you have a favourite restaurant? What is your favourite dish and drink?**

I have two restaurants in Mougins – La Place des Mougins and L'Amandier de Mougins. My favourite dish is the langoustine carpaccio starter at La Place des Mougins. Nothing beats the view from the terrace at L'Amandier de Mougins – it's my favourite view. I like to drink espresso martinis in Le Bâoli in Cannes.

### **What is the best piece of advice you have ever been given?**

There's an old saying in collecting: buy the best thing you can buy, for the money you can afford. Other good advice is, when you see something you like, go away, think about it and then come back. Don't buy impetuously.

*“When you SEE something you LIKE, go away, THINK about it and then COME back. Don't BUY impetuously”*

# PROPERTY CONTENTS

## EUROPE BOUNCES BACK

In the first instalment of our new Data View column, International View invites you on a whistle-stop tour of the world's key luxury property markets

by Kate Everett-Allen

Distilling the global market for luxury homes into one index isn't easy, but Knight Frank's Prime International Residential Index (PIRI), which I compile, brings together the performance of 100 of the world's most popular or important ski, sun and city locations.

Many of the areas featured in the PIRI 100 are second-home hotspots, while others are leading urban centres. In each market we look at the performance of the homes sitting on the top rungs of the housing ladder where international buyers tend to be more prevalent.

But enough of the research chat, what you really want to know is which markets are hot, and which are feeling a little chilly. Well, let's look at Europe first. For the past decade the prime residential market there has been struggling compared with other parts of the world. Economic uncertainty has meant prices have been falling or stagnating in many of the locations we track in PIRI.

Last year, however, things started to pick up as the outlook became more optimistic. Amsterdam (+15%), Frankfurt (+13%), Paris (+12%), Madrid (+11%) and Munich (+10%) all saw double-digit growth, while the Western Algarve in Portugal and Italy's Ligurian coast were the top second-home performers with prices rising 7%.

Not everywhere across the continent is doing quite so well though. Purchase tax increases and, to a lesser extent, Brexit, continued to hold back London's prime market, which lost almost 1% in value, although this was considerably less painful for homeowners than the 6% fall seen in 2016.

It was second-home locations that bucked the upwards trend most obviously. With a price slide of 10.5%, Umbria in Italy was one of the PIRI 100's biggest fallers last year; the sun also didn't shine on St Tropez – down 5%.

And the rest of the world? As ever, it's a mixed picture. Heading right to the top of

the index we find Guangzhou with staggering growth of over 27%. What's even more remarkable is that mainland China's third largest city had already seen a similar level of growth in 2016 when it occupied the third spot in the PIRI 100, behind Shanghai and Beijing.

Measures by the Chinese government to take some heat out of the country's burgeoning property markets saw growth in Shanghai and Beijing fall to "just" 9% and 7%. But Guangzhou's relative affordability – house prices per square metre are about half those in Shanghai – meant it powered on regardless.

Elsewhere in Asia, a limited supply of quality homes to buy – coupled with more positive economic signals – pushed up prices strongly in Seoul (+13%), Hong Kong (+7%) and Singapore (+6%). In India, however, monetary and policy interventions have proved challenging to prime residential markets, although Mumbai still ended the year in the black – up by almost 1%.

Australasia's main cities have been nudging double-digit territory – prices in Sydney, again driven by a lack of supply, rose by almost 11%, closely followed by Melbourne on 10%. In New Zealand, values in Auckland were up 6.5%.



Vernazza on the Ligurian coast in Italy

The one thing that the PIRI 100 consistently highlights is that while we can see broad trends emerging and the performance of close-by locations can sometimes move in tandem – such as Europe's resurgence this year – it is impossible to generalise about the performance of property markets within a country, let alone a continent.

Take South Africa, for example. Despite the drought, Cape Town's most sought-after suburbs took second place in the PIRI 100 with an annual growth of 20%, while Johannesburg – the country's business hub – saw prices fall fractionally. And if we head north to the west of Africa, we find Lagos in Nigeria languishing at the bottom of PIRI with a drop of 25% – a full 52 percentage points behind Guangzhou.

North America is another case in point. The US ski resort of Aspen took third place in PIRI this year with a price jump of 19%, while average values in New York rose by a less spectacular 5%. Further north, a tightening of capital controls in China and new property taxes pegged back growth in Vancouver and Toronto from around 15% in 2016 to 4% and 9% respectively last year.

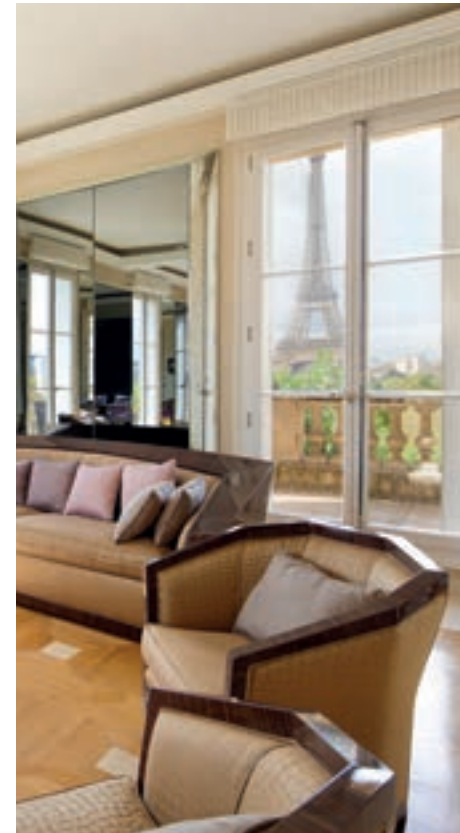
Having tracked these markets for a while, the main reason for these disparities is clear: there are so many intertwined factors affecting property prices. While in the past they would have been largely economic – once upon a time, house prices in the UK generally lagged the stock market by about seven months – government policies now play much more of a role, and the increasing mobility of wealth means money can be switched much more easily from one part of the world to another.

Looking at all the geopolitical issues facing the world in 2018, I expect the next instalment of the PIRI 100 to be equally, if not more, disparate.

Kate is Knight Frank's Head of International Residential Research. You can find full PIRI results at [knightfrank.com/wealthreport](http://knightfrank.com/wealthreport)

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Europe & The United Kingdom



## 40

Grecillia, Saint-Jean-Cap-Ferra - Feature Property

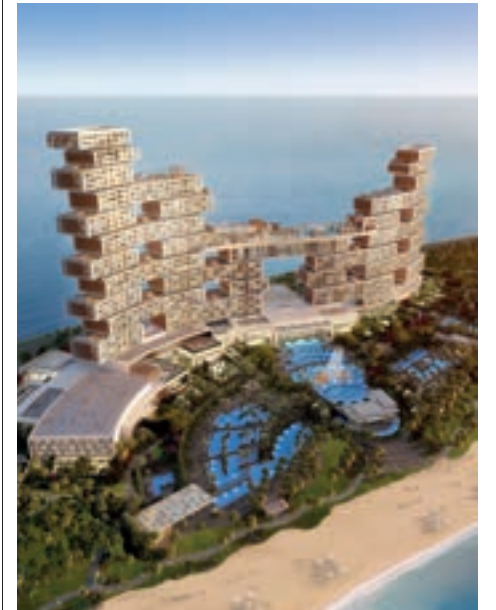


## 94

Asia Pacific

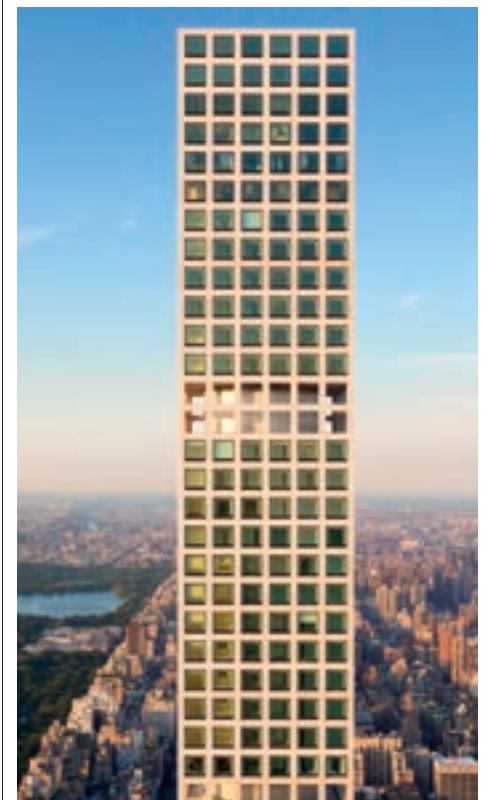
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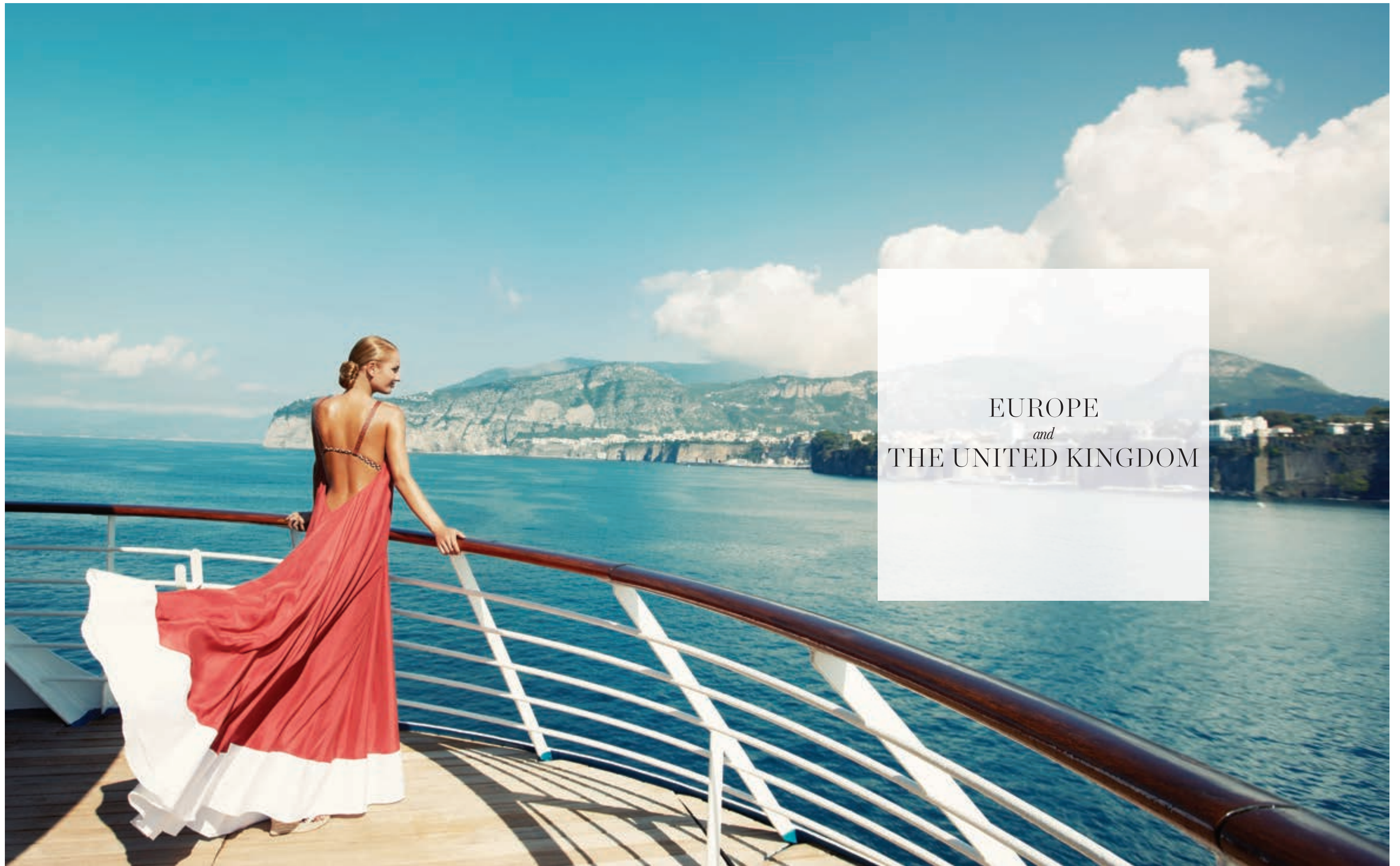
Africa & The Middle East



## 112

The Americas & The Caribbean





EUROPE  
*and*  
THE UNITED KINGDOM

# ROOM with a VIEW

Set in the heart of one of the world's most exclusive postcodes there is a new waterfront development unlike anything else on the market. With cool contemporary interiors and breathtaking views, Grevillia's exclusive offering is likely to delight all those fortunate enough to encounter it.

**S**aint-Jean-Cap-Ferrat is undoubtedly one of the world's finest destinations. Since the turn of the 20th century, the global elite – royalty, movie stars and industry titans – have flocked to the blossoming peninsula, and it's easy to see why. Effortlessly glamorous surroundings combine with natural beauty and the mild Mediterranean climate to provide an unforgettable escape from reality.

Despite its charm, Cap Ferrat has managed to retain the elusive sense of serenity so often lost by areas of this stature. Tantalising glimpses of grand villas hidden behind high walls hint at the many famous faces and privileged people that spend their holidays there, but the Cap's overwhelming ambience is one of undisturbed tranquillity. Spanning a humble 250 hectares, the area has an authentic character reminiscent of its former fishing village roots.





as the occasional touch of colour in the form of a statement furnishing or striking lighting features.

The elegant aesthetic of Casa Grevillia is continued throughout both the ancillary villa, La Casetta, and La Serra, the guest house. The three properties are set conveniently close to one another while being detached enough to maintain a sense of privacy and independence.

Attention to detail extends beyond the inside of Grevillia's residences. Stone paths guide the way through beautifully landscaped gardens featuring classical Mediterranean greenery; mature olive trees and swaying palm trees, clipped box hedges and wide areas laid to lawn. The gardens and spectacular views of the marina and beyond can be enjoyed regardless of the season, with expansive windows and sliding doors allowing guests to enjoy the outdoors while reaping the benefits of relaxing within. A glass-sided infinity pool provides both function and décor, with aqua waters bringing a welcome splash of colour to mosaic tiling.

The amenities available at the Grevillia estate are truly outstanding. Its spa and fitness area includes a sauna, Hammam and treatment area; its media room fuses a bar, private nightclub and home cinema to create the ultimate late night entertaining area; and its walk-in wardrobes allow for even the most expansive of clothing collections to be showcased, ready for selection.

Residents and visitors of Grevillia can relax safe in the knowledge that state-of-the-art technology is nimbly running in the background to ensure total security. Only those with registered fingerprints can access particular areas, while guardrooms and security monitoring stations provide spaces for understated surveillance. Residents are able to enter and leave the estate undetected thanks to multiple private entry points, and an underground parking area ensures cars can be securely stored away.

Edward de Mallet Morgan, Partner in the International Residential team, has transacted on some of the world's finest properties during his 18-year career. He says: "Grevillia ticks all the boxes of a super prime residential



Just a comfortable stroll from the town are five public beaches – including the world-renowned Paloma beach – offering the excellent spot for sunbathing or a gentle swim. For those looking for a more active pastime, one of the many walking trails along the Cap's coastline are likely to fit the bill. Cap Ferrat also homes numerous museums that present a glimpse into the area's rich culture and unique history, including Villa Ephrussi de Rothschild; the ultimate destination for interior and horticultural inspiration.

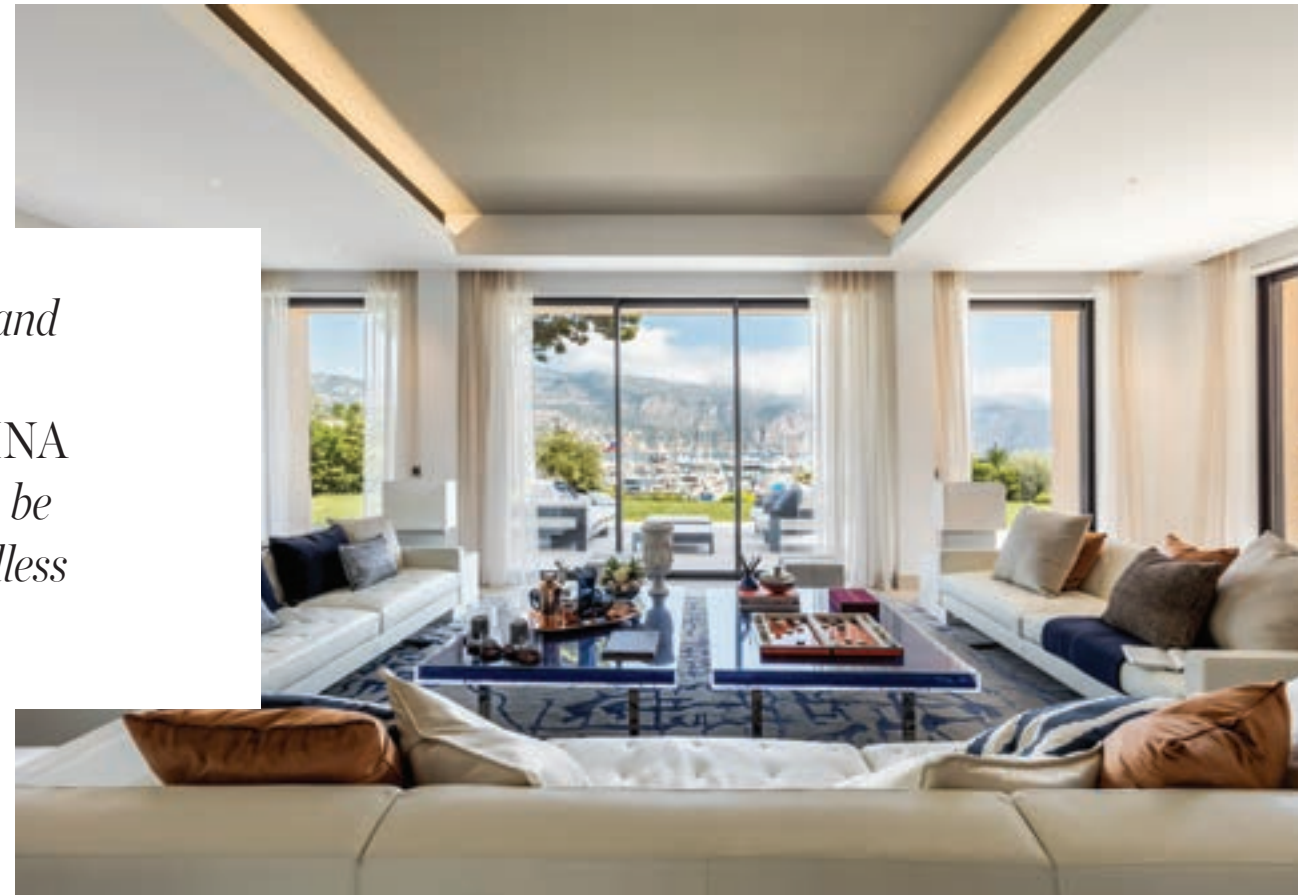
Positioned at the eastern end of the French Riviera, Saint-Jean-Cap-Ferrat offers sweeping panoramic views of cobalt waters sparkling against snow-capped mountains – and, considering the area's exclusive feel, it is surprisingly accessible. Cap Ferrat is just a short distance from Monte Carlo and Nice and within two hours' flight time of Europe's major capital cities.

To spend time in this alluring area is a treat in itself; to own a property there is a true luxury. And for those looking for luxury, you need look no further than Grevillia.

Set behind grand double wrought iron gates, this brand new waterfront development comprises three villas featuring 12 bedrooms and 13 bathrooms – and is guaranteed to charm all those who encounter it.

The master villa, Casa Grevillia, sits at the front of the property with a vantage point that provides enchanting views from every room. Natural and artificial lighting skilfully combine to illuminate contemporary open spaces with generous ceiling heights, perfect for both family living and grand entertaining. Clean, modern interiors are implemented throughout, with a neutral colour scheme that includes Carrera marble, burnished copper and walnut flooring, as well

*“The GARDENS and SPECTACULAR views of the MARINA and BEYOND can be ENJOYED regardless of the SEASON”*



property; it has a cinema, spa and extensive [17-car] garage, to name a few of the amenities on offer. But it's more than that. The standard of finish and dedication to subtle perfection is extraordinary – couple that with its incredibly exclusive address, and you begin to realise quite how exceptional this property is. Whether you're looking for a weekend getaway with your nearest and dearest, or a place to entertain a prestigious party of guests on a grand scale, Grevillia won't fail to impress.”

Saint-Jean-Cap-Ferrat may be the world's finest destination – and Grevillia may well be one of its finest properties.

[edward.demalletmorgan@knightfrank.com](mailto:edward.demalletmorgan@knightfrank.com)  
+44 20 7861 1553



Left to right clockwise: The Grevillia Estate, Casa Grevillia, Living room, Dining room



## Cannes

CÔTE D'AZUR, FRANCE

Set in the heights of Super Cannes, this sensational luxurious villa enjoys spectacular views of the Mediterranean and offers approximately 850 sq m of newly appointed and wonderfully finished accommodation which is complemented by sensational outdoor entertaining spaces. This impressive estate is set in approximately 9,000 sq m of wonderfully landscaped gardens and comprises modern kitchen, large dining area, spacious living room with access to the terrace, six bedroom suites, office, library and TV room with "secret" wine cellar. On the garden level, there is a sauna, gym, summer kitchen and dining area and large swimming pool.

mark.harvey@knightfrank.com  
+44 20 7861 5034

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 6 bathrooms
- 2 bedroom guest house
- Swimming pool
- 4 garages & extensive parking
- Approximately 9,000 sq m landscaped gardens

**Price on application**



## Cannes

CÔTE D'AZUR, FRANCE

Ultra high-end property located in the exclusive area of La Californie on the hills of Cannes. With breathtaking views over the sea, bay of Cannes and the mountains, this stunning Balinese style villa offers extensive luxurious accommodation comprising spacious living and dining areas, bar and TV room, along with a large master suite with sitting room, dressing room and several private terraces, and a further seven bedroom suites. The villa also has staff quarters, wine cellar, gym and spa. The extensive manicured gardens of approximately 11,000 sq m feature a splendid swimming pool with bar, Jacuzzi and large terraces with dining area.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

ACCOMMODATION INCLUDES:

- 8 bedroom suites
- Spa & gym
- Wine cellar & cinema room
- Swimming pool & private terraces
- Stunning views
- Approximately 1,600 sq m of living space

**GUIDE PRICE**  
**€64,000,000**





## Le Capon

SAINT-TROPEZ, FRANCE

One of the most exceptionally appointed villas in Saint-Tropez, this property extends to approximately four hectares with stunning views over Pampelonne beach. This superb villa has been thoroughly and sympathetically restored with an elegant, stylish and contemporary interior. Located in a secluded and private location with beautiful sea views, this villa comprises seven bedrooms suites with independent staff accommodation, swimming pool, tennis court and helipad, making it the complete Saint-Tropez package.

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 7 bathrooms
- Staff accommodation
- Swimming pool
- Tennis court
- Helipad

**Price on application**

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

## Murs

LUBERON, FRANCE

In an area of outstanding natural beauty with unparalleled views and privacy, this Mas of exceptional proportions and character has been the subject of an exhaustive reconstruction to deliver a home of international standards seldom found in rural areas of France.

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 7 bathrooms
- Swimming pool
- Separate accommodation
- Staff accommodation
- Tennis court

**Price on application**

mark.harvey@knightfrank.com  
+44 20 7861 5034



## Lake Geneva

NERNIER, FRANCE

This wonderful estate, in a stunning waterfront location, is a grand and contemporary property sitting on a fantastic plot of land close to the historical village of Nernier. With breathtaking views of the Swiss Jura and Lausanne, the main house of this very private property is approximately 250 sq m of living space and is complemented by a private harbour and outdoor swimming pool.

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 3 bathrooms
- Private parking
- Swimming pool
- Private harbour
- Stunning views

**Price on application**

alex.kdeg@knightfrank.com  
+44 20 7861 1109



## Paris 8<sup>th</sup>

PARIS, FRANCE

Unique top floor corner apartment located in one of the most outstanding buildings in Paris. Sunlit, with a ceiling height of approximately 3.45 metres and 11 French windows opening on to a magnificent wrap-around terrace of approximately 77 sq m overlooking the Champs-de-Mars park with a spectacular view of the Eiffel Tower. Possibility to extend to the whole of the top floor (approximately 342 sq m plus an extra 110 sq m of terrace) by separate negotiation.

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 3 bathrooms
- Large terrace
- Service elevator
- Large basement storage

**Price on application**

rodry.aris@knightfrank.com  
+44 20 7861 1727



## Chamonix

FRENCH ALPS, FRANCE

Unique property situated on the slopes of Les Houches. Currently trading as a Savoyarde mountain restaurant, this property could be transformed in to a secondary residence making the most of its original charm and incredible views or could be continued as a restaurant with option to expand.

ACCOMMODATION INCLUDES:

- 2 bedrooms
- Separate barn
- Terrace
- Landscape garden
- Panoramic views of the Mont Blanc & valley
- Tennis court

GUIDE PRICE  
**€1,250,000**

roddy.aris@knightfrank.com  
+44 20 7861 1727



## Val d'Isère

FRENCH ALPS, FRANCE

An amazing chalet in Tignes-Les-Brévières. Comprising impressive volumes and unique decoration spread over four levels offering top-of-the-line amenities and latest equipment. Approximately 350 metres from the ski slopes and shops of the village.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Swimming pool
- Sauna & Hammam
- Approximately 300 sq m of living space

GUIDE PRICE  
**€ 3,900,000**

roddy.aris@knightfrank.com  
+44 20 7861 1727



# La Crottaz

## VAUD, SWITZERLAND

This lake front estate originally built in 1875 has been reshuffled, restored and reconstructed and offers an unprecedented level of luxury, comfort, technology and security. On about one hectare of land with an exceptional shoreline of about 200 metres in length, this unique estate provides a high standing residential house, a detached secondary house, garage and stunning two storey lake side pavilion with outdoor kitchen, outdoor pool with a pool house and two private ports. The estate boasts a magnificent fully private landscaped park and truly breathtaking views of the Lake Lemman, the Alps and the Lavaux vineyards.

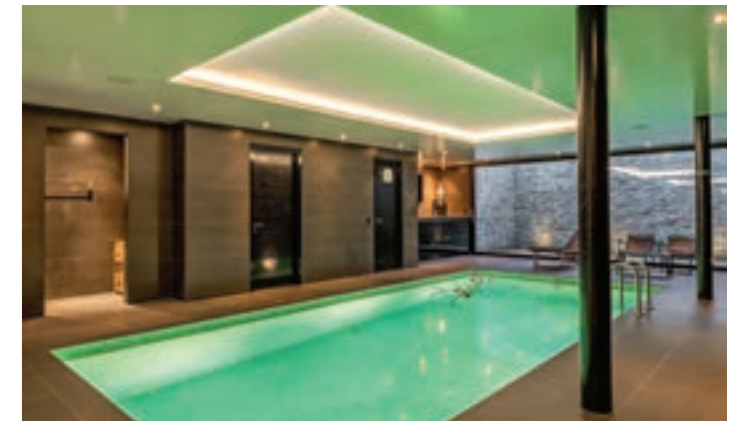
alex.kdeg@knightfrank.com  
+44 20 7861 1109

### ACCOMMODATION INCLUDES:

- 5 principal bedroom suites in the main house
- Impressive reception areas
- Secondary residence with 2 bedroom suites
- Staff apartment
- Pool house & lake pavilion
- Boat garage & 2 separate boat ports

**Price on application**





## Lake Lugano

TICINO, SWITZERLAND

Stunning and luxurious villa set within a private lagoon and surrounded by approximately 9,700 sq m of well designed landscaped grounds that lead down to the lake and secluded sandy beach. The estate comprises five buildings, the main villa, guest houses and a boathouse. The estate is approximately 3,200 sq m of living space and comprises spacious open rooms, an internal courtyard, large terraces, a party space with a fabulous summer kitchen, fitness area, swimming pool and breathtaking views.

ACCOMMODATION INCLUDES:

- 9 bedrooms
- 11 bathrooms
- Swimming pool
- Boat house
- Guest houses
- Landscaped gardens

**Price on application**

alex.kdeg@knightfrank.com  
+44 20 7861 1109

## Anières

GENEVA, SWITZERLAND

This luxurious and contemporary property with beautifully designed interiors was built in 2011 on a plot of over 2,100 sq m with the garden, terraces and swimming pool at its centre. Laid out over three floors, this generously sized property provides over 930 sq m of living space and flows perfectly with stunning lake views throughout. The villa comprises large living area with African granite fireplace, dining room and spacious kitchen, splendid master suite with large terrace and dressing rooms, and a further five bedroom suites. A magnificent indoor pool, billiards room, TV room and self contained studio can be found in the basement.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Indoor & outdoor swimming pools
- 4 car garage
- Self contained studio
- Stunning lake views

**Price on application**

alex.kdeg@knightfrank.com  
+44 20 7861 1109



## Landstraßer Hauptstraße

VIENNA, AUSTRIA

This stunning penthouse apartment is situated in a beautifully renovated 3rd District building close to Vienna's city centre. Laid out over two floors, this comfortable apartment comprises large living and dining area with open fireplace, three bedroom suites and a generous master bedroom with wellness bathroom, sauna and dressing room with terraces accessed by all. The property also contains a roof top terrace with solar heated swimming pool, pool house and beautiful views over Vienna.

ACCOMMODATION INCLUDES:

- 4 bedrooms
- 4 bathrooms
- 3 reception rooms
- Roof terrace with city views
- Swimming pool & pool house
- Approximately 500 sq m

**Price on application**

alex.kdeg@knightfrank.com  
+44 20 7861 1109



## Pötzleinsdorfer Straße

VIENNA, AUSTRIA

This former winery, located in the 18th District, dates back to the 19th century and has been beautifully renovated to create an exceptional family home. Laid out over three floors with a lift, this villa comprises a large master bedroom suite and a fabulous living area with open fireplace on the top floor. The principal living area surrounds the stunning atrium and opens on to a large terrace which leads down to the swimming pool and beautiful gardens. A further four bedroom suites are situated on the first floor and the final bedroom suite is on the ground level, all of which have dressing rooms and luxurious bathrooms.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Wine cellar & degustation area
- Swimming pool & fitness area with sauna
- Garage
- Approximately 690 sq m living space

**Price on application**

alex.kdeg@knightfrank.com  
+44 20 7861 1109



## Uccle

BRUSSELS, BELGIUM

This splendid contemporary house designed by the famous architect Marc Corbiau is ideally located in the south of Brussels, in the green neighbourhood of Uccle, approximately 50 metres away from Bois de la Cambre. In all about 1,200 sq m.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Swimming pool
- Service apartment
- Elevator
- 6 car garage

**Price on application**

mark.harvey@knightfrank.com  
+44 20 7861 5034



## UPSIDE Berlin

BERLIN, GERMANY

UPSIDE Berlin is a top quality property in a central, premium waterside location near the famous Oberbaum Bridge. The two high rises are right on the border between Berlin's most exciting districts Mitte, Friedrichshain and Kreuzberg, which are well connected to the city's highlights and known for a diverse and inspirational neighbourhood. The luxurious apartments are distributed over 22 floors and offer balconies and loggias with breathtaking panorama views over the city.

DEVELOPMENT INCLUDES:

- 1 - 4 bedroom apartments
- Approximately 63 - 137 sq m
- Unique location on the last free plot of land in Friedrichshain alongside River Spree
- Ceiling height up to 3 metres
- Concierge service
- Underground parking

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**€375,000**



Computer generated images for indicative purposes only



## No.1 Charlottenburg

BERLIN, GERMANY

No.1 Charlottenburg is a world-class, waterfront residential development in the heart of the vibrant city of Berlin. Positioned on the banks of the River Spree, No.1 Charlottenburg is located in one of the most sought after districts in Berlin, within walking distance to the famous Ku'damm and Berlin's most famous concert and opera houses. The architecture is characterised by an innovative design and simple elegance to provide residents with refined and tranquil waterside home.

DEVELOPMENT INCLUDES:

- 1 - 3 bedroom residences
- Approximately 39 - 154 sq m
- Direct riverside access
- Underground car park
- Large central garden area
- High quality fittings

PRICES FROM  
€229,000

claire.locke@knightfrank.com  
+44 20 7861 5033

## Les Deux



Computer generated image for indicative purposes only

BERLIN, GERMANY

In the heart of the fine Grunewald at Taubertstrasse, not far from the famous Königsallee, a stately duo of two city villas are being built, combining proven forms of classical architectural history with contemporary style. The long lasting premium architecture by Patzschke & Partner Architects stands for value retention and exclusive quality standards.

DEVELOPMENT INCLUDES:

- 2 buildings with 5 apartments in each
- 3 - 4 bedroom apartments
- Approximately 80 - 154 sq m
- Landscaped community garden
- Underground parking & elevator
- Elegant & high quality fittings

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
€958,629

## Frankfurt am Main



FRANKFURT, GERMANY

A magnificent contemporary penthouse in Frankfurt Sachsenhausen with stunning water and skyline views. A truly unique opportunity to either purchase or lease this exceptional family residence.

ACCOMMODATION INCLUDES:

- 4 bedrooms
- 4 bathrooms
- 4 parking spaces
- Approximately 503 sq m
- Marble kitchen & bathrooms
- Located next to River Main

claire.locke@knightfrank.com  
+44 20 7861 5033

Price on application





## Montalcino

### TUSCANY, ITALY

Beautifully finished five bedroom farmhouse fully restored with vineyards and a working cantina in the perfect Tuscan location. Dating from around 1600, this characteristic farmhouse was restored in 2006 using traditional techniques and transformed in to a luxurious comfortable home. Situated in beautiful countryside close to San Giovanni d'Asso and Montisi.

amy.redfern@knightfrank.com  
+44 20 7861 1057

### ACCOMMODATION INCLUDES:

- 5 bedrooms
- 5 bathrooms
- Restored farmhouse
- Approximately 570 sq m
- 12 ha including 4 ha of vineyards
- Swimming pool

GUIDE PRICE  
**€6,500,000**

## Lake Garda

### PADENGHE SUL GARDA, ITALY

This luxury complex is situated in the hills above Padenghe sul Garda, in a splendid park with panoramic views of Lake Garda. With two to five bedroom properties ranging in price from €790,000 to €3,500,000. Exclusive outdoor facilities include an infinity swimming pool, golf links, tennis court and a splendid park.

amy.redfern@knightfrank.com  
+44 20 7861 1057

### DEVELOPMENT INCLUDES:

- 2 - 5 bedroom units available
- Ranging from 84 - 270 sq m
- Panoramic views of Lake Garda
- Infinity pool
- Golf facilities & tennis court
- Beautiful parkland

PRICES FROM  
**€790,000**



## New Golden Mile

MARBELLA, SPAIN

This exceptional frontline beach home has been designed to blend luxury with functionality and privacy. The sophisticated interiors flow seamlessly into the outdoor spaces enjoying unrivaled panoramic sea views across the Mediterranean to the African coast from every room. Expansive manicured gardens have direct access to the sandy beaches and the home also features cinema and leisure rooms, guest and staff quarters. Approximately 2,513 sq m built and a plot of about 4,125 sq m.

ACCOMMODATION INCLUDES:

- 12 bedrooms
- 13 bathrooms
- Indoor & outdoor swimming pools
- First floor sundeck lounge bar
- Fully fitted gym with panoramic sea views
- Rooftop plunge pool

GUIDE PRICE  
€14,200,000

mark.harvey@knightfrank.com  
+44 20 7861 5034

## La Zagaleta

MARBELLA, SPAIN

Impressive home set on a privileged location within La Zagaleta, the most exclusive and highly private residential estate. With two golf courses, equestrian club, tennis and paddle facilities, heliport and country club, the villa is well appointed for family life and entertainment. Approximately 1,031 sq m living area. In all about 5,328 sq m.

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 7 bathrooms
- 2 reception rooms
- Swimming pool & pool house
- Guest apartment
- Cinema room & fitness room

GUIDE PRICE  
€7,000,000

mark.harvey@knightfrank.com  
+44 20 7861 5034



## Cap Adriano

MALLORCA, SPAIN

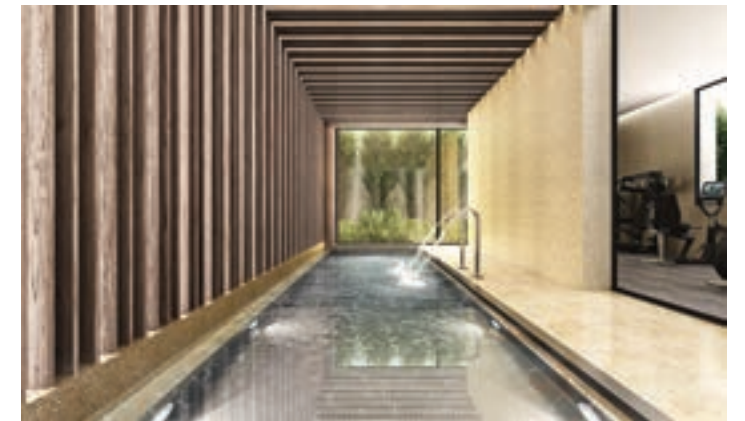
Fantastic villa within a highly exclusive development in Cap Adriano. Embedded in fully landscaped Mediterranean gardens, the villa features modern and tastefully designed interiors, large patios, a private heated pool, direct access to the littoral and large terraces from which wonderful unspoiled sea views and breathtaking sunsets can be enjoyed. The basement offers space for storage rooms, gym, a cinema / games room and wine cellar. Private garage. Delivery Q2 2018.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 5 bathrooms
- 24-hour security
- Concierge service
- Private swimming pool
- Direct coastal access

GUIDE PRICE  
**€8,900,000**

mark.harvey@knightfrank.com  
+44 20 7861 5034



## Montalbán II

MADRID, SPAIN

Montalbán II is Madrid's best new address and this triplex penthouse is the height of luxury the city can offer. Set over three floors, it includes a large private roof terrace on the seventh floor, a private pool on the eighth floor and stunning views over the whole city. Located on the doorstep of the Retiro Park and in the cultural heart of the city, the historic building will bring an exclusive level of living and outstanding facilities for residents. In this unique project art and architecture are combined to perfection due to the collaboration with Carlos Cruz-Diez, one of the greatest modern and contemporary artists.

ACCOMMODATION INCLUDES:

- 5 bedrooms & 7 bathrooms
- 4 parking spaces
- Home automation by BANG & OLUFSEN & Lutron Illumination
- Kitchen: Poliform & Gaggenau, closets: Poliform
- Health club with aquatic spa, steam room by Klafs, swimming pool & gym by Technogym
- Approximately 650 sq m built and 200 sq m of terrace

GUIDE PRICE  
**€12,500,000**

javier.velduque@es.knightfrank.com  
+34 600 919 095



## Quinta do Lago

ALGARVE, PORTUGAL

A superb lake front villa situated on a south west facing plot with breathtaking views. Located adjacent to the 16th fairway of the Quinta do Lago south course, this recently renovated property comprises of a spacious living / dining area and separate fully fitted kitchen which lead out on to a large terrace perfect for entertaining. On the garden level, there are four bedroom suites all with access to the beautifully manicured gardens, heated swimming pool and Jacuzzi area.

ACCOMMODATION INCLUDES:

- 4 bedrooms
- 5 bathrooms
- Large terrace
- Heated swimming pool
- Jacuzzi area
- Stunning lake views

GUIDE PRICE  
**£4,500,000**

alex.kdeg@knightfrank.com  
+44 20 7861 1109

## Killiney



CO. DUBLIN, IRELAND

Situated on Vico Road, arguably Dublin's premier coastal address, Strawberry Hill House is a bright and spacious Victorian villa enjoying spectacular views over Killiney Bay. Grounds extend to approximately 0.30 hectares with tiered lawns, mature fruit garden and orchard. Within easy walking distance of the heritage town of Dalkey.

ACCOMMODATION INCLUDES:

- 5 bedrooms / 4 bathrooms
- 8 reception rooms
- Separate 2 car garage
- Automatic gates & parking
- Tennis court & gym
- Approximately 702 sq m

rena.okelly@ie.knightfrank.com  
+353 1 634 2466

GUIDE PRICE  
**€5,950,000**

## Delgany



WICKLOW, IRELAND

Impressive detached period style home of approximately 756 sq m (8,100 sq ft). Situated on approximately 1.01 hectares of manicured gardens with sea views in close proximity to Greystones Village. Interiors include exceptional bespoke finishes and adjacent two bedroom mews. Planning permission for swimming pool, and separate planning permission for three bed dormer bungalow.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 7 bathrooms
- 4 reception rooms and cinema room
- 2 bedroom gate lodge
- 4 bay garage

rena.okelly@ie.knightfrank.com  
+353 1 634 2466

GUIDE PRICE  
**€5,500,000**



## Killiney

CO. DUBLIN, IRELAND

St. George's sits proudly on St. George's Avenue. It is a remarkable towered and gabled red-brick Gothic revival house built in the late 1870's. Designed by distinguished architect George Coppinger Ashlin with many fine exemplary period features. An elevated site with commanding views of Killiney Bay extends to approximately 0.45 hectares of mature gardens.

rena.okelly@ie.knightfrank.com  
+353 1 634 2466

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 5 bathrooms
- 5 reception rooms
- Private gardens with level, family friendly lawns
- Exclusive private setting

GUIDE PRICE  
**€9,500,000**

## Ince Castle

SOUTH EAST CORNWALL, ENGLAND

Magnificent Grade I listed private estate lying in a unique position on a peninsular overlooking Plymouth Sound.

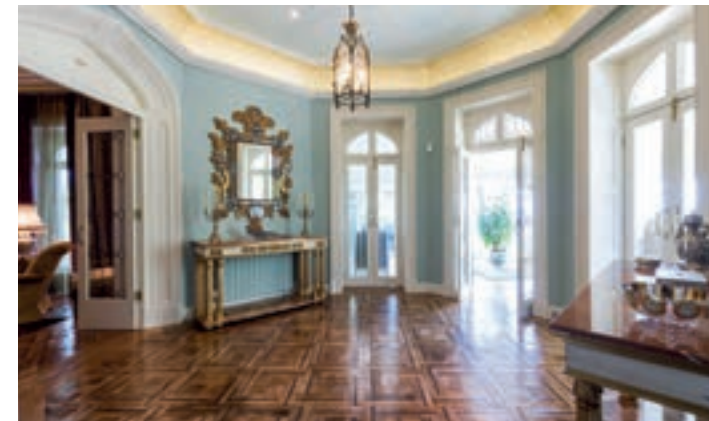
william.morrison@knightfrank.com  
+44 1392 848823

christopher.bailey@knightfrank.com  
+44 1392 848822

ACCOMMODATION INCLUDES:

- Grade I listed castle with 15 bedrooms
- Housekeeper's wing & flat
- Secluded farmhouse & 4 cottages
- Spectacular gardens, tennis court & swimming pool
- Private jetty & 2 moorings on the River Lynher
- In all about 190 acres

GUIDE PRICE  
**In excess of £7,000,000**



## Harptree Court

EAST HARP TREE, NORTH SOMERSET

A beautiful Grade II listed Georgian country house which stands in an elevated position with far reaching views over its parkland towards the Chew Valley. This mini estate is ring-fenced, with a two bedroom cottage, a magnificent walled garden, former stable yard, farm buildings and currently generates a significant annual income from a one bedroom self-contained tree house. A fabulous house in its own right with scope for a variety of uses. Approximately 51.7 acres.

james.mckillop@knightfrank.com  
+44 20 7861 1528

james.toogood@knightfrank.com  
+44 117 317 1999

ACCOMMODATION INCLUDES:

- 9 bedrooms
- 7 bathrooms
- 6 reception rooms
- 1 bedroom staff flat
- 2 bedroom cottage
- Further land available
- Approximately 11,746 sq ft - 12,782 sq ft

GUIDE PRICE  
**£5,000,000**

## Harold Tower

DOUGLAS, ISLE OF MAN

Harold Tower occupies a commanding position on Douglas Head, overlooking the bay. It is an outstanding listed gothic design castle set in mature walled grounds which extend to approximately three acres. The property is beautifully renovated and also includes a guest house and staff cottage.

james.crawford@knightfrank.com  
+44 20 7861 1065

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 4 bathrooms
- 5 reception rooms
- Gym
- Cinema room
- Wine cellar

GUIDE PRICE  
**£3,950,000**



## The Ramparts

SURREY, ENGLAND

Nestled in the heart of the distinguished and internationally renowned St. George's Hill private estate, this imposing architectural masterpiece is situated on an unrivalled plateau position enjoying stunning views to the distant horizon.

stuart.cole@knightfrank.com  
+44 20 7861 5101

tim.garbett@knightfrank.com  
+44 1932 548 004

ACCOMMODATION INCLUDES:

- 6 bedroom suites
- 6 reception rooms
- Indoor swimming pool complex
- Secondary accommodation
- Stunning views
- Set in about 1.2 acres (0.49 ha)
- Approximately 15,134 sq ft

GUIDE PRICE      EPC: B  
**£17,950,000**



## Cherry Hill

SURREY, UNITED KINGDOM

A modernist masterpiece right at the heart of the Wentworth Estate. This former country estate of the US Ambassador, Cherry Hill represents a unique restoration of one of The Wentworth Estate's most historic homes, providing not only space, but all of the amenities that a luxurious house of its proportion demands. The property includes a cinema room and wine cellar. In all about 4.5 acres.

james.crawford@knightfrank.com  
+44 20 7861 1065

paul.cockerham@knightfrank.com  
+44 1344 840 021

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- 6 reception rooms
- Library
- Sauna & spa facilities
- Indoor swimming pool
- Approximately 15,021 sq ft

GUIDE PRICE      EPC: D  
**£30,000,000**



## Cross Hill House

OXFORDSHIRE, ENGLAND

An impressive Grade II\* listed edge-of-village house with exceptional proportions and rural views, situated under an hour by train to London Marylebone from Banbury and a short distance from Oxford, Bicester Village and Soho Farmhouse.

lucinda.eaton@knightfrank.com  
+44 20 7861 1100

damian.gray@knightfrank.com  
+44 1865 790077

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 6 bathrooms
- 3 bedroom coach house
- Walled garden
- Formal & informal gardens
- Garaging
- Approximately 10,579 sq ft - 11,290 sq ft
- About 6 acres

GUIDE PRICE  
**£4,250,000**

## The Grange



GLOUCESTERSHIRE, ENGLAND

A Cotswold stone house with far reaching views and a separate lodge. Situated on the edge of the attractive Cotswold village of Broadwell, in a private position, less than a mile and in walking distance from the market town of Stow-on-the-Wold.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 3 bathrooms
- 1 bedroom flat & 2 bedroom lodge
- Outbuildings
- Landscaped gardens, lake & paddocks
- In all about 31.5 acres
- Approximately 7,481 - 13,230 sq ft

peter.edwards@knightfrank.com  
+44 207 861 1707

rupert.wakley@knightfrank.com  
+44 1451 600610

GUIDE PRICE                      EPC: E  
**£3,750,000**

## Hyde Park Gardens



LONDON, UNITED KINGDOM

A truly exceptional five bedroom luxury apartment, set within a striking residential building, in a prime position opposite Hyde Park. This spectacular Grade II listed property is arranged over three floors and offers access to the beautiful award-winning private communal gardens.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 5 bathrooms
- 2 reception rooms
- Office
- Garden
- Communal garden
- Approximately 4,259 sq ft

john.white@knightfrank.com  
+44 20 7871 5069

GUIDE PRICE  
**£15,000,000**





## Phillimore Gardens

LONDON, UNITED KINGDOM

A rarely available detached house with parking on the Phillimore Estate with west facing views over Holland Park. The house has substantial proportions offering impressive reception rooms and a sensible layout of accommodation with an unusual addition of a vaulted studio room on the top floor.

ACCOMMODATION INCLUDES:

- 7 bedrooms
- 6 bathrooms
- 2 reception rooms
- Kitchen/dining room
- Study
- Front & rear gardens
- Off street parking
- Approximately 6,520 sq ft

Price on application EPC: F

sami.robertson@knightfrank.com  
+44 20 7361 0182

## Mount Street

LONDON, UNITED KINGDOM

An immaculately refurbished and luxurious three bedroom lateral apartment of 2,388 sq ft, located within one of Mayfair's most prestigious addresses. Laid out laterally over the first floor, the property benefits from 50 ft of south facing living space, overlooking historic Mount Street, whilst the three bedrooms enjoy a peaceful rear aspect and an abundance of natural light. The apartment effortlessly combines elegant and modern interiors with a touch of period charm, offering bespoke handcrafted furniture throughout.

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 2 bathrooms
- Dressing room
- Reception room
- Dining room
- Kitchen
- Utility room
- Guest cloakroom
- Hallway

GUIDE PRICE EPC: E  
£9,750,000

alastair.nicholson@knightfrank.com  
+44 20 7499 1012



## The Star and Garter

LONDON, UNITED KINGDOM

A magnificent collection of luxury apartments within Richmond's most famous landmark. The Grade II listed Star and Garter home, designed by Sir Edwin Cooper, dates from 1924 and overlooks Richmond Park and the River Thames. Show flat and marketing suite now open.

Complete and ready for immediate occupation.

brokerteam@knightfrank.com  
+44 20 3826 0673

DEVELOPMENT INCLUDES:

- 1 - 6 bedroom apartments with unparalleled views
- Underground car parking
- Exquisite on-site residents' facilities
- Gardens
- 24-hour concierge by Harrods Estates
- Approximately 1,259 sq ft - 2,088 sq ft

PRICES FROM  
**£2,350,000**



## St. Pancras Chambers

LONDON, UNITED KINGDOM

The property retains its original period features whilst also offering an extremely high contemporary finish. Living accommodation is arranged over the fourth, fifth and sixth floors which includes a cleverly designed mezzanine level master bedroom suite. There are two further bedroom suites featuring high quality marble tiling, settled within its iconic gothic towers. Stunning ceiling heights reach approximately 44 ft.

keir.waddell@knightfrank.com  
+44 20 3764 8914

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 3 bathrooms
- 2 reception rooms
- Triplex penthouse
- Grade I listed
- Concierge & private parking
- Approximately 3,077 sq ft

GUIDE PRICE  
**£4,950,000**



## Francis Street

LONDON, UNITED KINGDOM

A remarkable interior designed apartment of substantial proportions, located on the first floor of a former warehouse building. The large scale industrial space is reminiscent of achingly chic New York loft style contemporary living whilst the specification of the home management system is exceptional, incorporating an astounding array of lighting combinations. The joinery and use of natural materials to heighten the feel and sensation of the apartment is breathtaking. This unique apartment is not to be missed.

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 3 bathrooms
- Reception/dining room
- Kitchen
- Utility room
- Lift
- 2 parking spaces
- Approximately 5,334 sq ft

Price on application EPC: E

robert.oatley@knightfrank.com  
+44 20 3866 2971

## Cathcart Road

LONDON, UNITED KINGDOM

This incredible property is located in the Bolton's Conservation Area and has been designed in a modern style utilising the very latest in innovative home technology, combined with the finest, sumptuous and luxurious materials throughout. This house is discretely situated behind closed doors, is newly constructed in its entirety and its contemporary facade belies the scale of volume beyond.

ACCOMMODATION INCLUDES:

- 5 / 6 bedrooms
- 8 bathrooms
- 4 reception rooms
- Garden & roof terrace
- Leisure facilities
- Swimming pool
- Private parking
- Approximately 8,334 sq ft

Price on application EPC: B

james.pace@knightfrank.com  
+44 20 7349 4300



## The Nova Building

LONDON, UNITED KINGDOM

A luxurious new development created to the highest specification by Landsec, located on the doorstep of Buckingham Palace and within one of London's most prestigious neighbourhoods in SW1. The apartments are completed and ready for immediate occupation.

ACCOMMODATION INCLUDES:

- 2, 3 & 4 bedroom apartments and penthouses
- 9th floor residents' lounge & roof garden
- Private cinema & meeting room
- Residents' gym
- Secure underground car parking available
- 24-hour concierge & security
- Approximately 833 sq ft - 2,985 sq ft

PRICES FROM  
**£2,200,000**

james.cohen@knightfrank.com  
+44 20 7861 5377



## Belvedere Gardens

LONDON, UNITED KINGDOM

Belvedere Gardens at Southbank Place is a beautifully designed building of 97 exclusive apartments. From its enviable position on the Southbank, this collection of apartments will offer panoramic views of the River Thames, Westminster and central London.

These sophisticated homes, arranged over the 10 and 20 storey building, vary in size from one to three bedrooms and penthouses.

DEVELOPMENT INCLUDES:

- Private residents' lounge & opulent outdoor terrace
- Hotel-style reception & concierge facility
- Exclusive residents' health & fitness spa
- Additional 17,000 sq ft residents' health club
- Completing 2018
- Approximately 1,015 sq ft - 4,030 sq ft

PRICES FROM  
**£2,145,000**

james.cohen@knightfrank.com  
+44 20 7861 5377



Computer generated images for indicative purposes only



## Lillie Square

LONDON, UNITED KINGDOM

Located in Earls Court SW6, these exceptional apartments, townhouses and penthouses offer the best in contemporary urban living, combined with elegant public spaces and outstanding landscaped gardens.

The first phase of Lillie Square, comprising 237 apartments and the Private Residents' Clubhouse is now complete. Phase 2 Lillie Square East, comprising 186 apartments, is now available for sale with first completions due in Q4 2019.

christopher.jones@knightfrank.com  
+44 20 7861 1048

DEVELOPMENT INCLUDES:

- 1, 2, 3 bedroom apartments & penthouses available
- Private Residents' Clubhouse including a 20m swimming pool
- Gym, spa & treatment rooms, private cinema
- Bar & dining room
- 5\* concierge service available 24-hours a day
- Private underground parking
- 24-hour security
- Approximately 485 sq ft - 2,786 sq ft

PRICES FROM  
**£775,000**

## Lonsdale Road



LONDON, UNITED KINGDOM

An immaculately presented and newly built five bedroom family house with sense of volume and light. The house combines excellent entertaining space with generous living accommodation and is the perfect Notting Hill home. Approximately 6,010 sq ft.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 2 bathrooms & 4 shower rooms
- 3 reception rooms
- Kitchen/dining room
- Swimming pool with sauna & steam room
- Gym
- Lift
- Garage/private parking
- Garden & 2 terraces

arthur.lintell@knightfrank.com  
+44 20 7229 0229

GUIDE PRICE                      EPC: C  
**£17,500,000**

## Lancelot Place



LONDON, UNITED KINGDOM

Set in this exclusive development in the heart of Knightsbridge, this exceptionally spacious penthouse apartment offers dramatic views over the London skyline and a west facing roof terrace which runs the length of the apartment. Lancelot Place offers 24-hour uniformed concierge and a leisure and fitness centre.

ACCOMMODATION INCLUDES:

- 6 bedrooms
- 5 bathrooms
- 3 reception rooms
- 3 roof terraces & balcony
- 24-hour concierge & direct lift access
- Leisure facilities including gym & swimming pool
- 3 underground parking spaces
- Approximately 7,327 sq ft

harry.dawes@knightfrank.com  
+44 20 7861 1794

GUIDE PRICE                      EPC: C  
**£33,500,000**



## Clink Wharf

LONDON, UNITED KINGDOM

A sensational 7,051 sq ft New York loft style property offering truly unique accommodation in the heart of Borough Market. This massive apartment includes five bedrooms and five bathrooms, set across two floors of exceptional living space, including an eye catching double height reception room. Each room enjoys its own personality and offers spectacular views out over the Thames and surrounding areas. There is an abundance of outside space, the most coveted of which is the river facing roof terrace. Landscaped and private, the terrace makes an unbeatable space for entertaining or an intimate sun trap - with London skyline views rarely found in the capital.

matthew.smith@knightfrank.com  
+44 20 3597 7683

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 5 bathrooms
- 2 reception rooms (1 double volume)
- River facing terrace
- Gym
- Wine storage
- Abundance of period features
- Parking for 2 cars
- Approximately 7,051 sq ft

GUIDE PRICE      EPC: B  
**£10,000,000**



## Chelsea Creek

LONDON, UNITED KINGDOM

London's prime waterside address offers a selection of superb 1, 2 and 3 bedroom apartments and a selection of duplex penthouses in its latest phase, Fairwater House. Chelsea Creek sets the highest standard for contemporary living in a tranquil waterside setting. The Lockside House penthouses are available for immediate occupation with three bedrooms each and are located on the top floor of Lockside House with a terrace offering panoramic views.

brokerteam@knightfrank.com  
+44 20 3826 0673

DEVELOPMENT INCLUDES:

- Penthouses available in Lockside House
- Stylish waterside location
- 24-hour concierge
- Features spa, swimming pool & gymnasium
- Unrivalled selection of shops, bars & restaurants
- Approximately 516 sq ft - 2,782 sq ft

PRICES FROM  
**£880,000**



Computer generated images for indicative purposes only



## Gasholders

LONDON, UNITED KINGDOM

Gasholders London is a remarkable feat of contemporary design and cutting-edge engineering by award-winning architects WilkinsonEyre with interiors by Jonathan Tuckey Design. Situated on the banks of the historic Regent's Canal, Gasholders is part of the exciting King's Cross development. The building hosts an exceptional collection of amenities including 24-hour concierge, state-of-the-art gym and spa, business lounge and an entertainment suite featuring a 14-person screening room, games room and dining room. Residents also benefit from an eighth floor private roof garden with panoramic views across London.

james.cohen@knightfrank.com  
+44 20 7861 5377

DEVELOPMENT INCLUDES:

- Historic canal side setting
- Entertainment suite with private dining room & screening room
- Gym & spa with hydro pool, steam room & sauna
- Spacious balconies to the majority of apartments
- 24-hour concierge
- Complete and ready for occupation
- Rooftop garden with landscape architecture designed by Dan Pearson Studio
- Approximately 425 sq ft - 3,050 sq ft

PRICES FROM  
**£810,000**

## One Park Drive

LONDON, UNITED KINGDOM

Designed by Herzog & de Meuron, One Park Drive is the new district's signature building. Positioned at the head of the dock, it proudly represents everything that makes the new neighbourhood so special – a unique architectural achievement thoughtfully designed to be the very best in city and waterside living. At the 32nd floor of One Park Drive, two of the tower's typologies meet and create something unique: a floor with a character all of its own, where each of the three apartments have sweeping terraces that run their entire length. These apartments, designed by Bowler James Brindley, are extraordinary. They are the Sky Lofts.

citybrokerteam@knightfrank.com  
+44 20 7718 5202

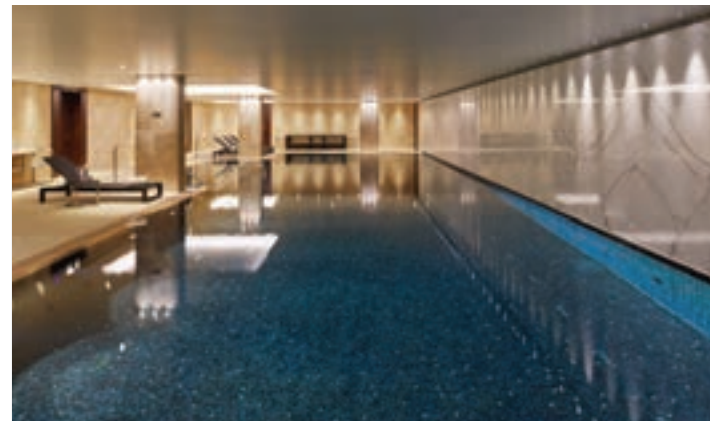
DEVELOPMENT INCLUDES:

- The first residential building by Herzog & de Meuron in the UK
- Located on Canary Wharf's 128 acre private estate
- A full suite of residential amenities over 2 floors
- Incredible level of specification
- Outstanding location surrounded by parks & waterways
- Terraces to all apartments
- Approximately 435 sq ft - 4,534 sq ft

PRICES FROM  
**£650,000**



Computer generated images for indicative purposes only



## One Tower Bridge

LONDON, UNITED KINGDOM

One Tower Bridge offers a five-star living experience on the South Bank, with one of the world's most iconic landmarks as its backdrop. With a plethora of exciting restaurants coming to the development including The Ivy, By Chloe and The Coal Shed as well as Bridge Theatre, London's largest new theatre in 40 years, One Tower Bridge is set to become one of the most exciting destinations in London.

Last remaining apartments available.

citybrokerteam@knightfrank.com  
+44 20 7718 5202

DEVELOPMENT INCLUDES:

- Superior interior specification and quality
- Residents' only private health club
- Residents' only business lounge
- 24-hour Harrods concierge service
- Tranquil landscaped gardens
- Unique location with park fronted river views
- 999 year leasehold
- Award winning customer service
- Approximately 1,421 sq ft - 1,613 sq ft

PRICES FROM  
**£3,650,000**

## One Blackfriars

LONDON, UNITED KINGDOM

A new dimension to London's skyline. Designed by award-winning architect Ian Simpson, One Blackfriars is an iconic landmark development, delivering a new mixed-use London destination. Located on the south side of Blackfriars Bridge it offers a discreet and private world with a first class approach.

Estimated completion Q4 2018.

nigel.fleming@knightfrank.com  
+44 20 7861 5409

DEVELOPMENT INCLUDES:

- 1 - 4 bedrooms
- 1 - 4 bathrooms
- 4 minutes' walk to Blackfriars station
- Swimming pool, gym, thermal suite, screening room & wine cellar
- 32nd floor executive lounge
- 24-hour Harrods Estate concierge
- Valet car parking
- Approximately 620 sq ft - 3,850 sq ft

PRICES FROM  
**£1,300,000**





ASIA  
PACIFIC



Computer generated image for indicative purposes only

# I Macquarie Street, Circular Quay

## SYDNEY, AUSTRALIA

Two luxury penthouse apartments on level 12 of the iconic Bennelong building have been combined to create one of the finest homes available today. The north / north east facing residence is ready to transform into a stunning world class abode. Renowned architect Koichi Takada has designed the stylish interiors with vast walls of glass to make the most of the 180 degree views of Circular Quay, Harbour Bridge, Opera House and Royal Botanic Gardens. Communal facilities include 24 hour concierge, security, 30 m indoor pool, sauna and gym.

dominic.ong@au.knightfrank.com  
+61 468 969 298

deborah.cullen@au.knightfrank.com  
+61 401 894 955

## ACCOMMODATION INCLUDES:

- 3 bedrooms
- 4 bathrooms, 1 powder room
- Kitchen & bar area
- Living room & family room
- Study & library
- 2 car parking spaces
- Approximately 363 sq m

**Price on application**





# One Barangaroo, Crown Residences

## SYDNEY, AUSTRALIA

Introducing a limited collection of 82 private residences that have been designed not just to frame the views of Sydney Harbour's icons, but to stand alongside them as a defining landmark of this beautiful city. One Barangaroo offers a selection of expansive two, three, four and six bedroom residences and penthouses. The design and amenities of the residences are matched only by the effortless luxury of the 6-star hotel service, available day and night to every resident.

erin.vantuil@au.knightfrank.com  
+61 409 325 700

ian.wright@au.knightfrank.com  
+61 451 058 158

### DEVELOPMENT INCLUDES:

- 2-6 bedroom residences
- 2-6 bathrooms
- Stunning city & harbour views
- Architecture by London based Wilkinson Eyre
- Meyer Davis Manhattan interiors
- Tropical landscaping by St Legere
- Global dining & impeccable 6-star Crown Resorts service

**Price on application**





## Kangaloon

NEW SOUTH WALES, AUSTRALIA

Southern highlands country estate of approximately 111 acres with breathtaking views of the Kangaloon Valley. Designed by Architect Richard Rowe with interiors styled by Coco Republic, this stylish estate offers the epitome of luxury country living with all the creature comforts. Adjacent to Doudles Folly Creek, approximately 15 km to Bowral and 135 km to Sydney.

deborah.cullen@au.knightfrank.com  
+61 401 849 955

richard.sholl@au.knightfrank.com  
+61 430 803 424

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 6 bathrooms
- Gymnasium & study
- Self contained studio & 3 car garage
- 2 horse stalls, dressage arena & tack room
- Orchard, vegetable garden & croquet lawn

**Price on application**

## Coral Private Island



NOONU ATOLL, MALDIVES

Located a few minutes away from 5-star Maldivian hotels Vella and Cheval Blanc, Coral Island is an 18 hectare private island where you can create the paradise home of your dreams. Build private luxury villas of your fancy, guest and staff houses, a football or a golf course, an on-site restaurant and spa, a fruit garden, or even a harbour that is exclusively your own.

ACCOMODATION INCLUDES:

- Untouched private island
- Surrounded by crystal clear turquoise waters
- Land area approximately 18 ha
- Enjoy free play build on the island, build recreational amenities & properties on the island to your fancy

linda.chern@sg.knightfrank.com  
+65 8228 8836

GUIDE PRICE  
**€5,600,000**

## Crystal Private Island



ATOLL GAAF DHAAL, MALDIVES

Close to the size of 60 football fields, Crystal is a virgin, 42 hectare island located a short distance from 5-star hotels St. Regis and Jumeirah Dhevanafushi. Surrounded by a crystal clear lagoon, white sandy beaches and breezy coconut palms. Enjoy the liberty of building private residences of any size, guest villas or even houses for staff.

ACCOMODATION INCLUDES:

- Virgin private island
- Crystal clear lagoon stretching approximately 1.7 km
- Land area: approximately 42 ha
- Enjoy free play build on the island – build recreational amenities & properties on the island to your fancy

linda.chern@sg.knightfrank.com  
+65 8228 8836

GUIDE PRICE  
**€9,650,000**

*Significant discount will be provided for purchase of both islands.*

## Malaiwana Residences



### PHUKET, THAILAND

A 15 metre pool stretches across the front of these duplex apartments set within an exclusive residential estate. Each apartment boasts three bedrooms on the upper floor and a fourth bedroom, plus plenty of luxurious living space on the ground floor.

#### DEVELOPMENT INCLUDES:

- 2 master suites
- 2 further guest suites
- Situated within a exclusive estate
- Stunning ocean views
- 600 sq m indoor / outdoor lounge & dining areas
- Approximately 200 m walk to Nai Thon Beach

nattha.kahapana@th.knightfrank.com  
+66 84 442 7447

PRICES FROM  
**THB 69,000,000**

## Natai Beach



### PHANG-NGA, THAILAND

A rare opportunity exists to acquire an exclusive beachfront villa, set within a large private landscaped plot, offering five bedrooms, private spa and gym. The property, recently completed, meticulously designed and seamlessly built, offers a design that combines both 5-star resort living with Balinese and contemporary architecture.

#### ACCOMMODATION INCLUDES:

- 5 bedrooms with en suites
- Built across a large private landscaped plot
- 20 m infinity edge swimming pool
- 33 m direct beach frontage

nattha.kahapana@th.knightfrank.com  
+66 84 442 7447

GUIDE PRICE  
**US \$4,950,000**



Computer generated images for indicative purposes only



## Marque Sukhumvit

### BANGKOK, THAILAND

A highly anticipated luxury condominium in the heart of Bangkok's bustling central business district. Located on Sukhumvit Road, the building soars 50 storeys high with 140 residential units and seven penthouses all within eyesight of luxury malls, BTS Phrom Phong and the beautiful Benjasiri Park.

#### DEVELOPMENT INCLUDES:

- 4 units per floor on regular floors & 2 units on the penthouse floor
- 3 - 3.4 m high ceilings
- Large living & dining area, powder room & balcony
- Offers an uncompromising standard of specification with a world class range of premium brands provided in all units

anchalee.kasemsukthawat@th.knightfrank.com  
+66 2 643 8223

PRICES FROM  
**THB 67,900,000**



AFRICA  
*and*  
THE MIDDLE EAST



# The Royal Atlantis Residences

DUBAI, UNITED ARAB EMIRATES

At the crescent of The Palm, next to the iconic Atlantis Resort, innovation meets nature to create the most prestigious ocean lifestyle address in Dubai. This ultimate residence offers exclusive doorstep access to exciting restaurants and entertainment, as well as unsurpassed resort experiences with every conceivable service.

**DEVELOPMENT INCLUDES:**

- A selection of 2 - 5 bedroom apartments, skycourts, penthouses & garden suites
- Architectural design by KPF
- Private residential lobby, concierge, indoor & outdoor swimming pools & club room
- Secure allocated underground parking
- An à la carte menu of hotel services
- Built area approximately 130 - 1,579 sq m

**PRICES FROM  
US \$1,905,000**

maria.morris@me.knightfrank.com  
+971 4 426 7661





## The Palm

DUBAI, UNITED ARAB EMIRATES

A world class designer villa on The Palm Jumeirah. Designed in a contemporary style with astonishing attention to detail, this beachfront house is surrounded by the tranquillity and calm waters of The Palm. Built to the highest standards, this brand new seven bedroom home offers the best in modern living. No expense has been spared. Upon walking through the magnificent entrance you will be enthralled by the custom built villa, ensconced on its own private beach. See the glow of the city lights, daily sunsets and parade of boats on this nautical landscape. Interiors designed to capitalise on the panoramic water views.

anne.ogilvie@me.knightfrank.com  
+971 50 5518 705

ACCOMODATION INCLUDES:

- 7 bedrooms
- 8 bathrooms
- Built up area of approximately 1,533 sq m
- Modern & newly built with lift & 24 hour security
- Swimming pool
- Private parking / garage

GUIDE PRICE  
**US \$18,516,000**



## The Palm

DUBAI, UNITED ARAB EMIRATES

This stunning urban beach house has been built to the highest standards, with a prime location on Frond P of the world famous Palm Jumeirah. This extraordinary property offers the latest cutting edge technology and an elegant and luxurious approach to the design and personal comfort of the villa.

anne.ogilvie@me.knightfrank.com  
+971 50 5518 705

ACCOMODATION INCLUDES:

- 7 bedrooms
- 11 bathrooms
- Built up area of approximately 790 sq m
- Astonishing double height foyer with floor-to-ceiling Schuco glass
- Poggenpohl kitchen with Gaggenau appliances
- 100 sq m infinity pool overlooking the beach

GUIDE PRICE  
**US \$16,000,000**



## Camps Bay



### CAPE TOWN, SOUTH AFRICA

Brand new home with incredible views of Camps Bay and the mountains. An open plan entrance, living, dining and kitchen space with three French doors opening on to a larger than average terrace which exudes a feeling of space and brightness whilst overlooking Camps Bay and towards Lions Head. The property has the benefit of a separate fourth bedroom studio.

#### ACCOMMODATION INCLUDES:

- 4 bedrooms
- 4 garages
- Wine cellar
- Rear garden ideal for pets
- Swimming pool
- Built-in braai

richard.hardie@res.za.knightfrank.com  
+27 76 252 7254

GUIDE PRICE  
**ZAR 38,700,000**

## Clifton



### CAPE TOWN, SOUTH AFRICA

Exclusive triple storey Clifton villa with unparalleled Atlantic Ocean views. Comprising six large bedrooms, all en suite. Stunning outdoor patio, swimming pool and well maintained garden. Private access to a fully equipped self-contained flatlet with kitchenette and full bathroom.

#### ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Double garage with direct access
- State-of-the-art security system
- Underfloor heating and air-conditioning (hot & cold)
- 'Integra' sound system

richard.hardie@res.za.knightfrank.com  
+27 76 252 7254

GUIDE PRICE  
**ZAR 85,000,000**

## Diani Beach



### KENYA, AFRICA

Located in Diani and set directly on the beachfront with panoramic views of the Indian Ocean is Villa Ahana – an effortlessly elegant Swahili inspired home. Set on approximately 4.6 acres of tropical landscaped gardens, the property boasts superb investment and development potential and is also an ideal private holiday home.

#### ACCOMMODATION INCLUDES:

- 5 bedroom main house
- 3 partially complete 2 bedroom guest houses
- Swimming pool & plunge pool
- Garage for 2 - 3 vehicles & staff quarters for 3
- Borehole & back-up power generator
- 60 m of pristine beachfront

anthony.havelock@ke.knightfrank.com  
+254 727 099364

GUIDE PRICE  
**US \$ 3,250,000**

## Zambezi



### ZAMBIA, AFRICA

An exclusive boutique private island on the Zambezi river and only accessible by boat. Approximately 200 acres of private land surrounded by beautiful natural habitat. Four double room luxury chalets with private kitchens, lounges and wrap-around decking overlooking the river. Superb tiger fishing and bird life.

#### ACCOMMODATION INCLUDES:

- 8 double bedrooms & 1 single room
- Open plan kitchen
- Music room
- Internet & mobile phone coverage with DSTV
- 2 flat bottom fishing boats & luxury sunset cruiser
- Approximately 700 km from Lusaka

tanya.ware@zm.knightfrank.com  
+260 969 568 228

GUIDE PRICE  
**US \$7,000,000**



THE AMERICAS  
*and*  
THE CARIBBEAN



## Mustique

### SAINT VINCENT AND THE GRENADINES, CARIBBEAN

A perfect example of elegant Italian architecture overlooking the pristine and world famous white sands of Macaroni Bay. This Tuscan styled masterpiece is nestled into the lush, wild, tropical landscape with spectacular 270 degree views along the stunning Mustique coastline. The beautiful dining area with sheltered garden courtyard flows effortlessly through to the magnificent vaulted 'great room' where the views are breathtaking. The six grand bedrooms are spread between the various terraced levels providing privacy for guests yet integral family living. This villa is the perfect space for both relaxing and entertaining.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

### ACCOMMODATION INCLUDES:

- 6 grand bedroom suites
- Vaulted 'great room'
- Games & television room
- Manicured gardens
- Courtyard garden
- Swimming pool & rock pools

**Price on application**

## Mustique

### SAINT VINCENT AND THE GRENADINES, CARIBBEAN

Stunning contemporary house commanding an elevated hillside position with spectacular panoramic views over the Caribbean Sea towards the famous Macaroni beach. Designed to incorporate luxurious family living with the ability to entertain on a grand scale, this property comprises six generous bedroom suites, a large open living area benefitting from a bar and movie projection wall, extensive terraces and entertainment decks and a 48 ft infinity swimming pool. In addition there is a separate guest cottage, professional gym and fully equipped games room.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

### ACCOMMODATION INCLUDES:

- 6 bedroom suites
- Roof terrace
- Professional gym
- Games room
- 48 ft infinity swimming pool
- Separate guest cottage

**Price on application**

# Mustique



## ST VINCENT AND THE GRENADINES, CARIBBEAN

Designed by the renowned Oliver Messel and built by Arne Hasselgvist, Samambaia sits high in the Endeavour Hills with spectacular Caribbean Sea views. Set in a large plot, there is potential for further expansion of the property with adaptation of the living accommodation and creation of a swimming pool.

### ACCOMMODATION INCLUDES:

- 3 bedrooms
- 2 bathrooms
- 2 reception rooms
- Terraces
- Breathtaking views

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

GUIDE PRICE  
**US \$7,000,000**



# Mustique



## ST VINCENT AND THE GRENADINES, CARIBBEAN

Inspired by the pre-eminent artist and theatrical set designer Oliver Messel, this authentic, gingerbread style dream is nestled on Mustique's Endeavor Hills. The property makes the most of its vantage point, with dramatic views over Mustique and out to the glistening Caribbean Sea and neighbouring islands.

### ACCOMMODATION INCLUDES:

- 5 bedroom suites
- Large open plan living area
- Terraces
- Infinity pool
- Spectacular views

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

GUIDE PRICE  
**US \$9,000,000**

# Mustique

## SAINT VINCENT AND THE GRENADINES, CARIBBEAN

This incredible and luxurious home is one of Mustique's great houses, conceived and created by the joint collaboration of American designer David Kleinberg and Italian Architect Paolo Piva. Set high in the southern hills with total privacy and seclusion, nestled within tropical gardens, this property enjoys breathtaking panoramic views of the Caribbean Sea. The grand accommodation is designed for both family and friends with a fabulous great room, spectacular 61 ft infinity pool and central terrace, perfect for entertaining and enjoying the stunning Caribbean sunsets.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

### ACCOMMODATION INCLUDES:

- 7 bedroom suites (including a guest cottage with private lap pool)
- Fabulous great room
- Gazebos with sitting & dining areas
- Independent staff accommodation
- 61 ft infinity pool & gymnasium
- Media room & games arcade

**Price on application**



## Saint Jean

ST BARTS, CARIBBEAN

Located within the hillside of St Jean in the tropical setting of St Barts is Villa IDA, a luxurious loft style home with impressive interiors and modern architecture. Laid out over two floors, this villa comprises large reception area with living room on the top floor, dining area and spacious American style kitchen along with the master bedroom suite with dressing area and second bedroom suite. On the lower level there is a third private bedroom with secluded terrace along with the garage, laundry and wine cellar. The main terrace, swimming pool and Jacuzzi are perfect for entertaining and have breathtaking views across the Caribbean Sea.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

ACCOMMODATION INCLUDES:

- 3 bedrooms
- 3 bathrooms
- Swimming pool
- Jacuzzi
- Wine cellar
- Panoramic sea views

GUIDE PRICE  
**US \$8,000,000**

## Albany

NEW PROVIDENCE, BAHAMAS

Located in a prime position within the super-yacht marina at Albany, this luxurious apartment is situated on the fifth floor of the Orchid building and provides contemporary living spaces and breathtaking panoramic views. With approximately 722 sq m of living space, this apartment comprises an entrance hall served by two lifts, magnificent living and dining area with indoor and outdoor kitchens, media room and a powder room, all of which flow effortlessly onto the wrap-around terrace. The stunning master bedroom suite includes a dressing room, private terrace area with bar and Jacuzzi spa. There are a further five bedroom suites.

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

ACCOMMODATION INCLUDES:

- Master bedroom suite & dressing room
- 5 further bedroom suites
- Study
- Jacuzzi spa
- Terrace of approximately 328 sq m
- Panoramic views

**Price on application**



## St Peter

### BARBADOS, CARIBBEAN

This incredible property offers two impressive residences set on more than three acres of land with beach access. The impressive main residence offers nine spacious bedroom suites, gym, home theatre, tropical landscaped gardens and a large swimming pool. The cottage offers another four bedrooms and has its own private pool. Positioned directly opposite the main residence is an amazing 13 acre park which is adorned with mature trees, a tennis court, a small pond and additional beach access. This is available as a separate lot providing a unique opportunity for redevelopment.

### ACCOMMODATION INCLUDES:

- 9 bedroom suites
- Tennis court, gym & swimming pool
- Home theatre
- 4 bedroom cottage
- Further guest accommodation
- Sea views

**Price on application**

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553

## Sugar Hill

### ST JAMES, BARBADOS

This stunning and unique ridge front property located within the highly sought after Sugar Hill Estate, is set amongst approximately three acres of beautiful landscaped gardens with stunning Caribbean Sea views. With approximately 10,000 sq ft of living space, this property comprises six bedroom suites all with sea views and both the master suite and junior master suite open on to private balconies. There is also a main reception area, family TV room and powder room along with a large covered terrace with formal dining area, large swimming pool and private tennis court.

### ACCOMMODATION INCLUDES:

- 6 bedrooms
- 6 bathrooms
- Large terrace
- Swimming pool
- Tennis court
- 180 degree panoramic sea views

**Price on application**

edward.demalletmorgan@knightfrank.com  
+44 20 7861 1553



## Westchester

NEW YORK, USA

Award winning architects Ogawa & Depardon designed this 13,000 sq ft custom retreat that was built in 2009 with advanced and technologically sophisticated materials. A long serpentine drive leads to your steel and granite sleek fortress less than an hour from Manhattan. The cantilevered living room floats in space with its floor-to-ceiling windows.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- 7.5 bathrooms
- 3 fireplaces
- Gym
- Indoor swimming pool

GUIDE PRICE  
**US \$6,995,000**

jason.mansfield@knightfrank.com  
+44 20 7861 1199



## 87 Park by Renzo Piano

MIAMI BEACH, USA

Eighty Seven Park is a selection of private Miami Beach oceanfront residences designed to seamlessly embrace park and ocean. Located at the gateway to Miami Beach, close to Bal Harbour shopping and Miami's most exclusive district, Indian Creek. Eighty Seven Park offers unobstructed views of park and ocean in addition to views of Biscayne Bay and the Miami skyline.

DEVELOPMENT INCLUDES:

- 2 - 5 bedrooms & full floor residences
- 2 oceanfront swimming pools
- Soul centre & full service spa
- State-of-the-art fitness centre
- Curated art collections throughout lobby & garden
- Designated "Resident's Key" for private park

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**US \$3,000,000**



Computer generated images for indicative purposes only



## Aspen

COLORADO, USA

This elegant residence is in a league of its own. Designed by world renowned architect, Robert A. M. Stern, this timeless home is perfectly set on nearly four acres and enjoys spectacular views of the Roaring Fork Valley and Aspen / Snowmass Ski slopes. The grand entrance welcomes you to charming living and entertaining spaces. Enjoy plenty of natural light as well as an indoor pool, library, billiards room, racquetball court, fitness room and spa. Truly one of a kind.

ACCOMMODATION INCLUDES:

- 5 bedrooms
- Approximately 1,293 sq m (13,927 sq ft)
- Library
- Racquetball court
- Billiards room
- Indoor swimming pool

GUIDE PRICE  
**US \$11,995,000**

jason.mansfield@knightfrank.com  
+44 20 7861 1199

## 125 Greenwich Street

MANHATTAN, USA

125 Greenwich Street is a new residential skyscraper designed by world-renowned architect, Rafael Viñoly. This condominium offering includes 273 residences featuring one-of-a kind interiors by March & White. The crowning triplex of amenities - located on the top three floors, 912 ft in to the sky, spans dining, entertainment, fitness, pool and spa, each with sweeping views of the New Downtown below. Enjoy the view.

DEVELOPMENT INCLUDES:

- Studio - 3 bedroom & penthouse residences
- 24-hour concierge & attended lobby
- Fitness centre including private training room
- Spa with sauna, steam room & relaxation space
- 50 ft lap pool
- Private dining room with catering kitchen

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**US \$1,275,000**





## Manhattan

NEW YORK, USA

This spectacular four bedroom, five bathroom turnkey loft towering above Madison Square Park was completely renovated and impeccably transformed by renowned architect and interior designer Campion Platt. Featured in prominent magazines, the distinctive 521 sq m home was part of a meticulous condo conversion, then recently renovated top-to-bottom in to an ultra luxurious custom living space.

ACCOMMODATION INCLUDES:

- 4 bedrooms
- 5 bathrooms
- 12 ft (3.6 m) ceilings
- 4 zone air conditioning system
- Full service building

GUIDE PRICE  
**US \$15,500,000**

jason.mansfield@knightfrank.com  
+44 20 7861 1199

## 432 Park Avenue

MANHATTAN, USA

Located on Park Avenue between 56th and 57th Streets, 432 Park Avenue is the tallest residential tower in the Western hemisphere. Designed by Rafael Viñoly, this extraordinary 96 story tower rises 1,396 ft and redefines the Manhattan skyline. All windows measure an expansive 10 ft by 10 ft, flooding residences with abundant natural light and spectacular views of Central Park, the Hudson and East Rivers, Atlantic Ocean, and many iconic Manhattan buildings and avenues.

DEVELOPMENT INCLUDES:

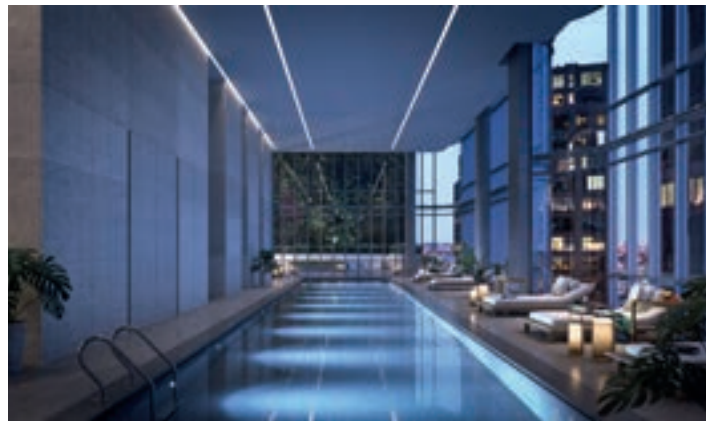
- 3 bedroom & penthouse residences
- 24-hour doorman & concierge
- In-residence dining & room service
- Private restaurant & outdoor terrace
- 75 ft indoor swimming pool
- Fitness centre & spa, sauna, steam & massage rooms

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**US \$16,950,000**



Computer generated images for indicative purposes only



## 565 Broome SoHo

### MANHATTAN, USA

Unlike any other property in SoHo, 565 Broome is Pritzker Prize-winning architect Renzo Piano's first New York City residential project. Rising 30 stories above this historic neighbourhood, 565 Broome is a true haven within SoHo, coupling the luxury and convenience of a private porte-cochère with expansive views and 17,000 sq ft of amenities. This exceptional condominium offers cinematic views of the Manhattan skyline, historic SoHo, the Hudson River and beyond through a curved façade clad in low-iron glass, resulting in incredible light throughout all residences.

claire.locke@knightfrank.com  
+44 20 7861 5033

### DEVELOPMENT INCLUDES:

- 1-4 bedroom residences
- 24-hour concierge & attended lobby
- Automated parking with private driveway
- 55 ft indoor heated lap pool with steam room & sauna
- State-of-the-art fitness centre
- Interior landscaped lounge with libraries & wet bar

PRICES FROM  
**US \$2,075,000**

## 30 E 31



Computer generated images for indicative purposes only

### MANHATTAN, USA

30 E 31 features expansive floor-to-ceiling windows, giving abundant natural light and in many residences, beautiful views of Midtown, the East River and the Empire State Building. Expertly designed by Morris Adjmi, the visionary tower paints an atmosphere beyond the façade. The development also benefits from the 421-a tax abatement.

### DEVELOPMENT INCLUDES:

- 1 - 2 bedroom & penthouse residences
- 24-hour concierge & attended lobby
- Sophisticated lounge overlooking a garden
- Private dining room with catering kitchen
- Fully equipped fitness centre

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**US \$1,750,000**

## 75 Kenmare



Computer generated image for indicative purposes only

### MANHATTAN, USA

Born out of the collective vision of Lenny Kravitz's design firm, Kravitz Design, architect Andre Kikoski and developer DHA capital, introduces the new look of luxury in the heart of downtown Manhattan. The result is a spectacular work of architecture that will change with the sun and seasons.

### DEVELOPMENT INCLUDES:

- 1 - 4 bedroom & penthouse residences
- 24-hour attended lobby
- Landscaped courtyard
- Rooftop terrace
- State-of-the-art fitness centre
- Underground automated parking garage

claire.locke@knightfrank.com  
+44 20 7861 5033

PRICES FROM  
**US \$1,695,000**



# West Hollywood

LOS ANGELES, USA

This beautiful house begins with a glass front door where the endless views begin their reveal. Tall ceilings reign from the foyer gallery into the grand living lounge and dining pavilion with fleetwood doors that open to blend indoor and outdoor areas seamlessly. The upstairs art gallery precedes the awe-inspiring master suite with wrap-around views, fireplace lounge and bar. Unforgettable roof retreat with bar, firepit lounge and 360 degree view.

### ACCOMMODATION INCLUDES:

- 4 bedrooms
- 6 bathrooms
- Temperature controlled wine cellar
- Media room
- Library

jason.mansfield@knightfrank.com  
 +44 20 7861 1199

GUIDE PRICE  
**US \$15,895,000**





# Delray Beach

FLORIDA, USA

Featured in Florida Design magazine and designed in a modern style, no detail was spared in the quality of the custom finishes for this exclusive Stone Creek Ranch development. Exquisite landscaping surround the large infinity pool and spa with reflective pools flanking each side.

ACCOMMODATION INCLUDES:

- 8 bedrooms
- 9 bathrooms
- Completed in 2014
- 2.5 lakefront acres

jason.mansfield@knightfrank.com  
+44 20 7861 1199

GUIDE PRICE  
**US \$8,595,000**



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RORY PENN on +44 20 7861 1150

THOMAS VAN STRAUBENZEE on +44 20 7861 1174

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FREDDIE HILLS on +44 20 7861 1732

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Country:

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on +44 1488 657912

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Country:

TOM BARROW on +44 1285 886684

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DEBORAH WATT on 44 207 861 1678

JAMES MANNIX on +44 207 861 5412

# CONTRIBUTORS



**KATIE BARON**

FREELANCE JOURNALIST AND CONTENT DIRECTOR

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

New Zealand – partly for the incredible landscapes, the amazing mix of beaches and mountains etc, but also because I'm a huge fan of NZ pop culture, specifically actor Taika Waititi and *Flight of the Conchords*.

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?**

Lunch at the Bauer Palazzo hotel in Venice. The rain was so biblical that the hotel had its flood gates in action. We were inside the beautiful dining room facing the canal, watching the drama, eating our way through the Venetian specialities: cuttlefish in squid ink sauce with polenta, and lots of red wine.



**SOPHIA KING**

SENIOR COMMUNICATIONS EXECUTIVE AT KNIGHT FRANK

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

The Maldives, Giraffe Manor in Kenya, the Northern Lights... the list is a work-in-progress!

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?**

A vegetarian feast served in a family-run restaurant in Kanchanaburi, Thailand. From a makeshift kitchen, the chef cooked up dishes of mouth-watering delights, which were carefully carried over by her young granddaughter. I stumbled across the place after a long day travelling, and the food and welcoming environment made me forget that I was thousands of miles from home.



**ROBERT RYAN**

AUTHOR AND FREELANCE JOURNALIST

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

I once wrote a novel called *Death On the Ice* about Captains Scott and Oates and I only made it as far as New Zealand when doing the research, which was their final port of call before the ice. So I'd love to see the white continent for real.

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?**

Sitting next to Albert Roux at The Point, an old Rockefeller summer camp in upstate New York turned hotel. At that time the entire kitchen was staffed with young men and women from Le Gavroche and they pulled out all the stops for Chef.



**PETER HOWARTH**

WRITER, EDITOR AND CEO OF SHOW MEDIA

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

Machu Picchu.

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?**

On my honeymoon, in a roadside restaurant on the island of Korčula, Croatia. All cooked by the woman who ran it, using ingredients visible from the outdoor table where we were sitting.



**GEORGIE LANE-GODFREY**

TRAVEL WRITER

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

Antarctica, to see the Emperor Penguins on parade.

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?**

Sushi served at a beach shack in Montañita, Ecuador on our last day on honeymoon. Ridiculously fresh fish and the most romantic sandy setting.



**ANDREW SHIRLEY**

EDITOR OF THE WEALTH REPORT

**WHERE IS YOUR BUCKET-LIST DESTINATION?**

To take my two young boys on their first safari, ideally self-drive with a tent on the roof of a 4x4, to Africa where I met my wife while we were both working in Kenya.

**WHAT'S THE BEST MEAL YOU'VE EVER HAD?-**

I was in my early teens, and my parents had taken us to small restaurant in Corfu. There was no menu, we just pointed at what we thought looked tastiest. I'm not sure I knew what I was choosing, but it was the most succulent squid in an amazing sauce.

## INTERNATIONAL VIEW

**COMMISSIONED BY**

Lord Andrew Hay

**GROUP HEAD OF MARKETING, COMMUNICATIONS & DIGITAL**

Simon Leadbetter

**CREATIVE HEAD OF PUBLICATIONS**

Christopher Agius

**PUBLICATION PROJECT MANAGER**

Kate Mowatt

**RESIDENTIAL COMMUNICATIONS**

Astrid Recaldin

Sophia King

**PRINTED BY**

Optichrome

**ALL KNIGHT FRANK CONTACTS:**

firstname.familyname@knightfrank.com

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*Swiss Riviera, Vaud, Switzerland*

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