

Prime property

Five properties for music lovers

From an Umbrian villa with its own studio to a 'Guitar House' overlooking San Francisco

MAY 10, 2017 by: **Caroline Thorpe** and **Lucy Watson**

Corte Madera Avenue, Marin County, California, US, \$25m

Where In Corte Madera, on the edge of Camino Alto nature preserve and 10 miles from San Francisco. The city's international airport is about 45 minutes by car.

What An 11-acre compound designed by [Sim Van der Ryn \(http://simvanderryn.com/sim-architect/\)](http://simvanderryn.com/sim-architect/), a pioneer of sustainable architecture. The five-bedroom main house is nearly 10,000 sq ft, with a separate building for guests. Amenities include a racquetball court, pool and gym. The grounds, with vegetable and fruit gardens, are organic and offer views of the San Francisco skyline and harbour.

Why The hilltop site was previously home to the late Bill Graham, a concert promoter who worked with some of the biggest names in rock from the 1960s until his death in 1991. The property was razed and rebuilt in 2002 but retains its musical heritage with a professional studio. It's popularly known as the Guitar House.

Who Sotheby's International Realty, [sothebyshomes.com \(http://www.sothebyshomes.com/San-Francisco-Real-Estate/sales/0087426\)](http://www.sothebyshomes.com/San-Francisco-Real-Estate/sales/0087426), tel: +1 415 296 2224

Son Puig, Valldemossa, Mallorca, Spain, €25m

Where Just outside Valldemossa, a historic village in the foothills of the Tramuntana mountains. Mallorca's international airport is a 20-minute drive.

What A 17th-century estate that includes a vast main house with 60 bedrooms and a separate guest apartment. Within its 740 acres are olive and citrus groves, two pools and a tennis court.

Why Come August, a musically inclined new owner might offer up the estate's generous

salons and courtyards as fringe venues for the local Chopin Festival. The annual event is staged in a Carthusian monastery in the village, where the celebrated composer stayed in the winter of 1838-39 and which is minutes from the property.

Who Engel & Völkers, [engelvoelkers.com \(https://www.engelvoelkers.com/en-es/property/historical-refurbished-country-estate-with-wonderful-views-in-valldemossa-1294847.407263_exp/\)](https://www.engelvoelkers.com/en-es/property/historical-refurbished-country-estate-with-wonderful-views-in-valldemossa-1294847.407263_exp/), tel: +34 971 63 63 63

Mulberry House, Smith Square, London, £17m

Where In a prime corner position on Westminster's Smith Square. It's a short walk to St James's Park and less than an hour's drive to Heathrow airport, depending on traffic.

What A Grade II-listed, seven-bedroom house, designed by Sir Edwin Lutyens in 1911 for former chancellor Reginald McKenna. Some of the original decor is on display in London's Victoria and Albert Museum.

Why The house is on the doorstep of St John's Smith Square, a baroque church

repurposed in 1969 to host performances of classical music. Now one of London's most celebrated venues, it is home to an annual festival of baroque music and has its own orchestra.

Who Hathaways, [hathaways.co.uk \(http://www.hathaways.co.uk/westminster-properties/for-sale/period-houses/mulberry-house-smith-square-sw1p-7918.aspx\)](http://www.hathaways.co.uk/westminster-properties/for-sale/period-houses/mulberry-house-smith-square-sw1p-7918.aspx), tel: +44 20 7222 3133

San Paolo Estate, Orvieto, Umbria, Italy, €3.6m

Where About 8km from Orvieto, a hilltop town in south-east Umbria. It is an hour by car from Rome.

What A 10-bedroom villa and farm that produces olive oil and wine. The grounds include 78 hectares of woodland.

Why The villa's centrepiece is a hexagonal recording studio designed by specialist acoustic architects Zappata and Partners, while a belvedere music room offers views of

Orvieto's cathedral.

Who Knight Frank, [knightfrank.com](http://www.knightfrank.com) (<http://www.knightfrank.it/en/properties/residential/for-sale/orvieto-terni-umbria/rsi170001>), tel: +44 20 7629 8171

The Peninsula Estate, Crystal Harbour, Grand Cayman, \$19.5m

Where As the name suggests, on a peninsula fronting a peaceful waterway on the western side of Grand Cayman. It takes less than 20 minutes to drive to Owen Roberts international airport.

What A recently built home with more than 25,000 sq ft of living space, including six bedrooms and 10 bathrooms. For entertaining, there are commercial-sized kitchens, a wine cellar and 21 terraces. Water surrounds the 1.75 acre plot, which has a private beach, two pool bars and is planted with 100 palm and coconut trees.

Why The property's statement pool area is crowned by a small, waterside amphitheatre designed for al fresco recitals.

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David Tang

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