Green Street

ASK Partners lends £78m for Notting Hill resi scheme

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Senior debt to refinance and support luxury project at Lansdowne Walk by Development Capital London

(Image: Echlin)

- **What** ASK Partners has provided a £78m senior loan to a joint venture between Bodker & Co and Echlin
- **Why** Facility refinances the original £23m debt agreed by the lender in 2023 and for the delivery of six family houses at Lansdowne Walk
- **What next** Completion of the properties is expected by 2028

Development Capital London, a joint venture between developer Bodker & Co and architectural and design studio Echlin, has secured a £78m senior loan from Ask Partners for a Notting Hill luxury residential project.

The facility will refinance the original £22.75m loan provided by the specialist real estate lender in 2023 for the acquisition and planning of the properties at Lansdowne Walk in the Royal Borough of Kensington and Chelsea. The financing will also support the development of the residential scheme.

Bodker had acquired the assets at 2-4 and 12-14 Lansdowne Walk from the Sheppard's Trust, which total 23,277 sq ft. Originally comprising 29 residential flats, the site will be converted into six townhouses and two apartments between 5,000 to 8,000 sq ft, adding a single-storey basement and single-storey lower ground floor rear extension to all the properties. Planning consent was granted in May 2025.

Chris Bodker, founder of Bodker & Co., said: "We are glad to have secured new funding from ASK to take this project forward, it is a pleasure to work with a lender with the flexibility to back us from acquisition and planning, through to delivery. This continued collaboration reflects our shared commitment to quality and long-term value creation in prime London locations."

Doug King, chief operating officer and director of ASK Partners, added: "We welcome the opportunity to continue our working partnership with Development Capital London, an experienced and highly-credible sponsor with strong capital backing.

"This loan also takes ASK's total lending beyond £2bn; a milestone we're extremely proud to have achieved in a demanding market, where we have continued to identify and back high-quality opportunities that resonate with our investor base."

Construction is under way at the site and completion is expected by 2028.