



FAIRLAWNS
BOUTIQUE HOTEL & SPA

DISCOVER YOUR *urban sanctuary*

EXPERIENCE A
HARMONIOUS
BLEND OF
COMFORT AND
ELEGANCE, WHERE
EVERY STAY IS A
UNIQUE JOURNEY
IN ITSELF.



Nestled amidst lush, landscaped gardens, Fairlawns Boutique Hotel and Spa is an urban sanctuary set in a gorgeous garden setting in the heart of Johannesburg. Offering unparalleled attention to detail and exceptional service, Fairlawns creates a warm and intimate atmosphere where global travelers and vibrant personalities converge.

Each of the chic, upscale suites is uniquely decorated, showcasing themes ranging from Eastern elegance to French provincial charm, and equipped with every modern amenity to ensure ultimate comfort. Culinary enthusiasts will delight in an array of elegant dining experiences, catering to a variety of tastes and preferences.

Situated in Johannesburg, South Africa's largest city and gateway to the continent, Fairlawns enjoys a prime location. It is just 6 km from central Sandton and 20 km from the Johannesburg city center, making it a perfect blend of luxury and convenience for the discerning traveler.



from manor
TO MASTERPIECE

Established in 1997, Fairlawns Boutique Hotel and Spa, affectionately known as “FBH,” carries a proud heritage and unique character. Once a luxurious private residence, it has been thoughtfully transformed into a sophisticated five-star boutique hotel, exuding eclectic elegance and timeless charm.

We invite you to make Fairlawns your home away from home, where heartfelt hospitality and world-class service can be savored as richly as the African sun.



Discover one of Johannesburg's best-kept secrets – the stunning gardens of this privately-owned boutique hotel. A haven of tranquility, these beautifully manicured grounds feature lush, rolling lawns, vibrant flowers, and shady trees, providing a picturesque setting for relaxation. Whether you're strolling through the serene pathways or simply soaking in the view, the gardens create an enchanting backdrop to your stay. Enjoy the serene beauty from the luxurious pool or the charming rose terrace, where elegance and nature blend seamlessly.

The pool is more than just a refreshing dip—it's a poolside escape. Lounge in luxury on comfortable sunbeds while indulging in delicious food and exotic cocktails, with cool refresher towels delivered right to your lounger for the ultimate pampering experience.



At Fairlawns, every guest is treated to an exceptional range of services, ensuring all tastes and preferences are catered for. Even golf enthusiasts are accommodated with exclusive access to a nearby private golf course, originally established by the estate's founding owners.

For those seeking a rejuvenating retreat from the city's hustle and bustle, the award-winning Spa at Fairlawns offers an oasis of wellness. Relax in our indoor and outdoor treatment rooms, unwind in serene outdoor treatment salas and browse our range of luxury products. Unwind in our relaxation pods and relax in our heated hydro pool to complete your wellness journey.



FAIRLAWNS FEATURES 41
UNIQUELY DECORATED SUITES,
EACH DESIGNED WITH ITS OWN
DISTINCTIVE CHARM.

*Among these are the two-bedroom
Tree House Studio and the two-
bedroom Maison Spa Suite, both
offering exceptional comfort and
style. For those seeking ultimate
privacy, Villa Moji – a stunning two-
bedroom private residence – provides
an exclusive and luxurious retreat.*

GRAND CHÂTEAU SUITES

The Grand Château wing offers 20 suites.

Adjoining family suites are available in this wing.





COURTYARD SUITES

The 54sqm Courtyard suites are individually decorated with beautiful hand-painted techniques, high corniced ceilings, sumptuous fabrics and classical furniture. The spacious bathrooms are fully equipped with marble vanities, large separate showers and baths. Working fireplaces enhance the romanticism of the suites.



VILLA SUITES

Unlike the Courtyard Suites, the 84sqm Villa Suites overlooks the rolling lawns and pool. Some have guest cloakrooms, all but one have separate lounges, and all are equipped with double basins, separate showers and jet baths, towel warmers, as well as under-tile floor heating in the bathrooms and all with working fireplaces

TREE HOUSE STUDIO

Named for its positioning in the treetop canopy, this two-bedroom family suite is a refined addition to Fairlawns. With its state-of-the-art kitchen, lounge, and dining room, this suite is ideally suited for longer family stays.

MAISON SPA SUITE

In addition to size and exclusivity, the Maison Spa Suite offers two private en-suite bedrooms, a master and guest bedroom upstairs, formal lounge and formal dining room. The Maison Spa Suite also features its own kitchen and spacious study.

VILLA MOJI

This stand-alone Villa is ideal for exclusive stays and set in a secluded garden with private access. A fully serviced residence featuring two en-suite bedrooms opening onto a patio with direct access to the garden and extra length private swimming pool. Villa Moji also features a charming one bedroom, en-suite retreat with a luxurious king bed for the ultimate comfort and privacy.



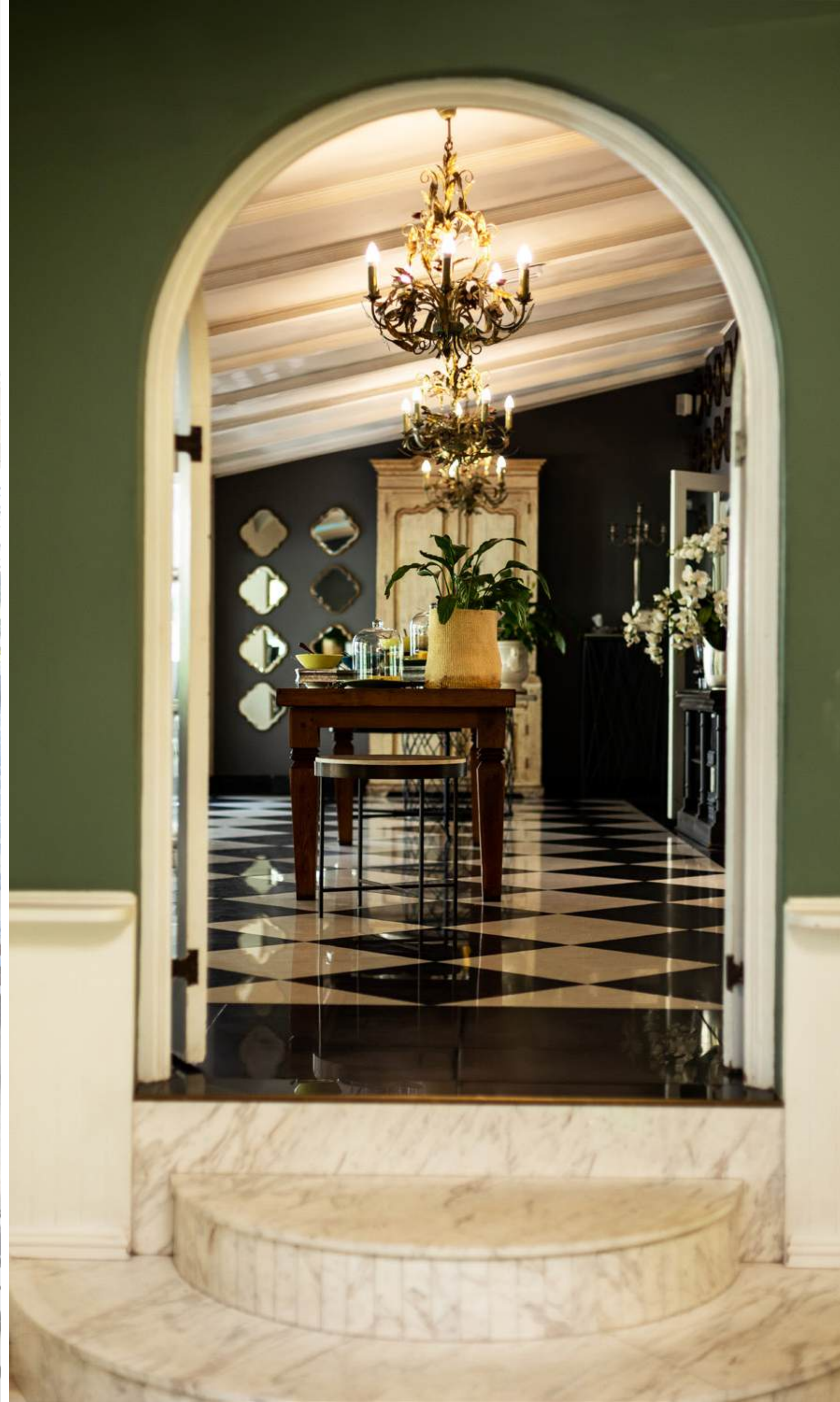


ARDMORE SATARA SUITE

Step into the Satara Suite, where luxury meets African elegance. Named after the Princess of the Rocky Hill, this suite blends regal charm with natural beauty. Designed with Ardmores Designs' exquisite African-themed decor, it features vibrant textiles and intricate patterns that celebrate Africa's diverse cultures. Handcrafted furniture and artisanal pieces create a sophisticated, welcoming space. Every detail, from plush bedding to curated art, reflects a commitment to quality and African heritage. Whether relaxing after an adventure or starting your morning with freshly brewed coffee, the Satara Suite is your serene sanctuary.







amuse BOUCHE


Amuse-Bouche, the property's flagship restaurant, offers a sophisticated fine dining experience where modern cuisine is expertly crafted in Africa with a French influence. Set in an elegant and intimate setting, it caters to the discerning palate with an à la carte menu that showcases refined flavors and impeccable presentation.

For those who prefer a more private dining experience, the Amuse-Bouche menu is also available through in-suite dining, allowing guests to savour gourmet dishes in the comfort of their own suite.

Breakfast, lunch and dinner is served daily from the restaurant.





The image shows an outdoor dining area, likely a restaurant or cafe, with a warm and inviting atmosphere. The space is furnished with round wooden tables and wicker chairs. Large, woven, conical pendant lights hang from the ceiling, casting a soft glow. The area is surrounded by lush greenery, including trees and plants, and a view of a garden is visible through the open sides of the structure. The lighting suggests late afternoon or early evening, with long shadows and a golden hue. A white text box is overlaid on the left side of the image.

The adjoining atrium set in secluded gardens is the perfect place for late afternoon sundowners. You can listen to the birdsong of the garden while experiencing an African sunset.

muse bar & **TERRACE**

A haven of indulgence and celebration, the Muse Bar offers a luxurious and intimate setting—perfect for a romantic toast or a small gathering. Savour a selection of prestige champagnes, local sparkling varieties, fine wines, and rare spirits, each thoughtfully chosen to elevate your experience.

Step into the adjoining Terrace, a secluded garden retreat ideal for late afternoon sundowners. Unwind with a selection of small plates and a perfectly crafted drink in hand, as birdsong fills the air and the African sunset paints the sky in golden hues.



tea in the WOODS

The Tea in the Woods theme is emphasized by specially designed wallpaper featuring a Birchwood forest which also ties in with the gorgeous gardens and rolling lawns visible to guests enjoying their tea journey.

The tranquil sound of water falling in the fountain outside, Tea in the Woods adds to a very relaxing atmosphere. morning and afternoon tea journeys add a much needed sweetness to life. They inject a little lavishness into the routine of things.





seven COLOURS

If you're looking to impress your guests, Fairlawns Boutique Hotel & Spa's Seven Colours private dining room is the perfect venue. Designed for intimate gatherings, this exclusive space accommodates up to 10 guests, offering an elegant setting for special occasions and private dinner parties.

During the summer months, the windows and French doors open to reveal a breathtaking view of the lush gardens and pool, creating a seamless blend of indoor and outdoor sophistication.

Enhance your dining experience with tailored menu selections by our executive chef, Gareth Jordan, ensuring every dish is crafted to delight. For an unparalleled experience, the Seven Colours private dining room is the ideal venue to create unforgettable memories in a vibrant and stylish setting.

the DRAWING ROOM

We are thrilled to unveil our latest addition to the hotel's charm – the Drawing Room, a reimagined space where creativity comes to life and transformed into an artistic haven. The Drawing Room, a name derived from the 16th century, means a room in a house where visitors may be entertained.

This room offers a unique showcase of South Africa's burgeoning young talent. Renowned art curator Tyron Selmon, of Art Eye, will select and present a collection of art pieces, available for both admiration and acquisition. Book a private dinner amidst captivating artworks where beautiful stories unfold.

The Drawing Room accommodates up to 30 guests for private events.





at FAIRLAWNS

an oasis of RELAXATION

Discover one of Johannesburg's best-kept secrets – the stunning gardens of this privately-owned boutique hotel. A haven of tranquility, these beautifully manicured grounds feature lush, rolling lawns, vibrant flowers, and shady trees, providing a picturesque setting for relaxation. Whether you're strolling through the serene pathways or simply soaking in the view, the gardens create an enchanting backdrop to your stay. Enjoy the serene beauty from the luxurious pool or the charming rose terrace, where elegance and nature blend seamlessly.

The pool is more than just a refreshing dip—it's a poolside escape. Lounge in luxury on comfortable sunbeds while indulging in delicious food and exotic cocktails, with cool refresher towels delivered right to your lounge for the ultimate pampering experience.





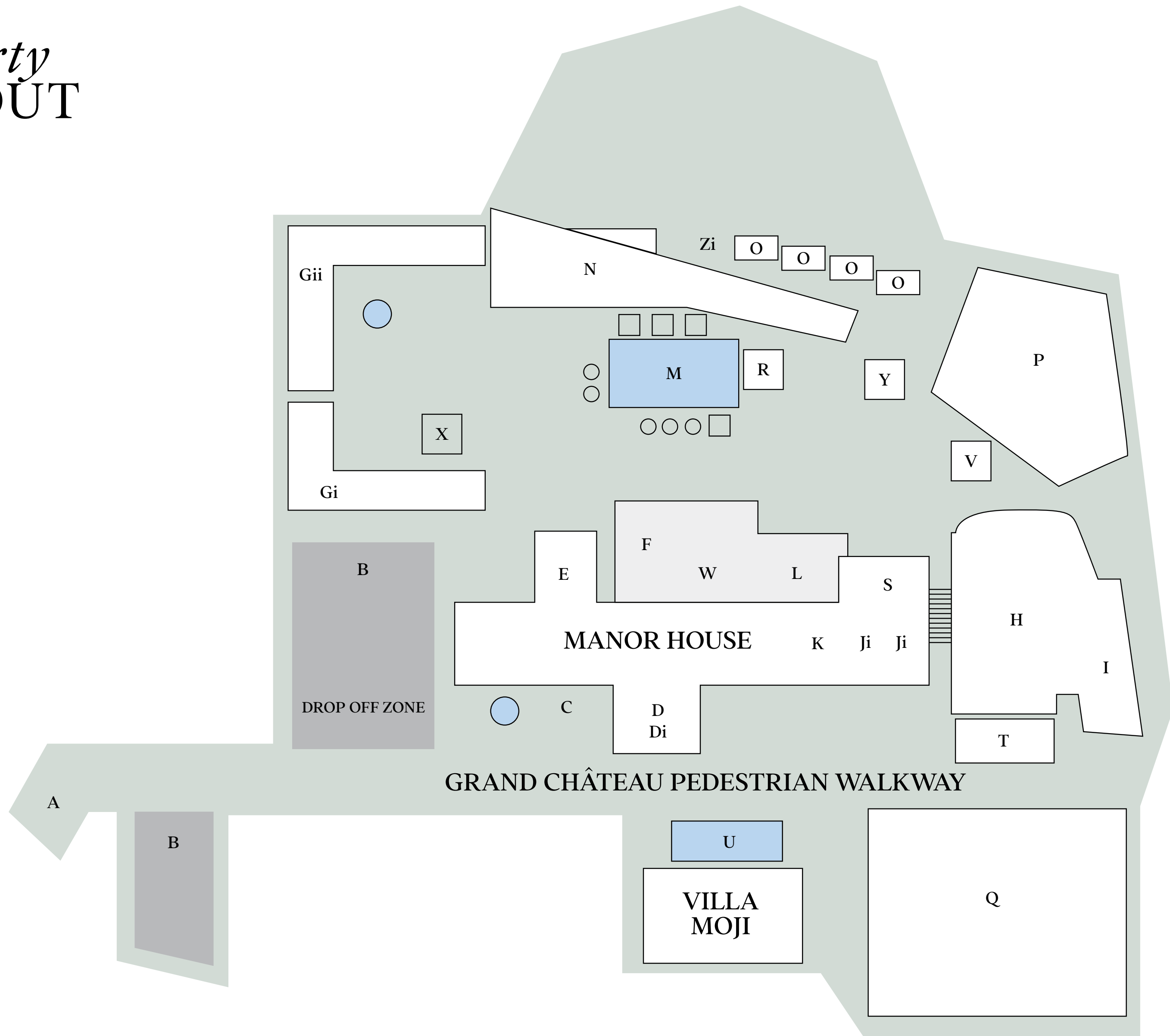
FOUND

BY THE SPACE CURATOR

Under the visionary leadership of Managing Director Michael Kewley, the hotel introduces FOUND, an exclusive niche boutique store.

FOUND offers a curated selection of luxury décor, artefacts, furniture, fashion, artisanal gin, dazzling accessories, and more, all meticulously chosen to captivate the discerning shopper. We invite you to FOUND and elevate your lifestyle experience.

property
LAYOUT



- A. Property Entrance
- B. Parking
- C. Reception Walkway
- D. Reception
- D (i) FOUND
- E. Muse Bar & Terrace
- F. Amuse Bouche Restaurant
- G. (i) Courtyard Suites 1-4
(ii) Courtyard Suites 5-12
- H. Villa Suites 14-17
- I. Maison Spa Suite
- J. (i) Tea in the Woods
(ii) Seven Colours
- K. The Drawing Room
- L. Terrace
- M. Pool & Gazebos
- N. Manicure & Pedicure Bar
- O. Outdoor Treatment Salas
- P. Spa, Gym & Banquets
- Q. Grand Château 21-40
- R. Special Occasions Gazebo
- S. Tree House Studio
- T. Reading Gazebo
- U. Villa Moji
- V. Lounge Gazebo
- W. Piano Lounge
- X. Rose Gazebo
- Y. Garden Landing
- Z. (i) Balinese Spa Garden
(ii) Spa Hydro Pool and Relaxation area



fact sheet FAIRLAWNS AT A GLANCE

- Established in 1997 – a property proud in heritage and character
- Privately owned garden hotel spanning 2.2 hectares
- A unique, exclusive and up-market sanctuary for local and international guests
- The perfect place to recuperate after a long flight before your African adventure
- Our therapeutic Balinese Spa Garden offers the ultimate relaxation with tranquil outdoor massage and treatment areas

ACCOMMODATION

Our 41 opulent suites are individually decorated to the highest standard to inspire even the most well-travelled guest.

GUESTROOM FEATURES

- Satellite channels
- In-room safes (able to store laptop)
- Mini bar, including a selection of complimentary refreshments
- Hairdryers
- Bathrobes and slippers
- Luxury bathroom amenities
- Separate showers and large baths
- Luxury and Deluxe Suites have traditional Fireplaces
- Pure cotton linen and memory foam mattresses
- Same day laundry
- 24 hour in-suite dining

FACILITIES

- Outdoor swimming pool
- Gym

SPA

- Balinese Spa with indoor & outdoor treatment rooms
- Manicure & Pedicure Lounge
- Heated Swimming Pool with Rim flow jacuzzi
- Steam room
- Waterfall showers
- Relaxation pods

OTHER SERVICES

- Laundry and dry cleaning
- Transfers to shopping district
- Private day tours
- Private airport transfers
- Private golf club access
- Complimentary Wi-Fi

OUR SUITES

- 20 Grand Chateau Suites:
13 x king & 7 x twin (48sqm)
- 12 Courtyard Suites:
12 x king (54sqm)
- 6 Villa Suites
6 x King (84sqm)

FAMILY SUITES

- 1 Tree House Studio – 1 x king, 1 x double, lounge, dining area and butlers kitchen
- 1 Maison Spa Suite – 2x king, lounge, dining area and butlers kitchen
- 1 Villa Moji – 2 x king, lounge, dining area, pool, family kitchen, garden and 1 x double en-suite retreat

DINING OPTIONS

- Amuse-Bouche (main restaurant) 48 pax
- The Drawing Room (private dining) 30 pax
- Seven Colours (private dining) 12 pax
- Tea in the Woods (tea room) 12 pax
- Muse Bar & Terrace 30 pax
- Garden Deck (garden dining) 10 pax
- Poolside Gazebo (garden dining) 4 pax
- Fireside courtyard 30 pax

BOUTIQUE RETAIL STORE – FOUND

Exclusive boutique offering bespoke fashion, accessories and decor, located on-site at Fairlawns Boutique Hotel & Spa.



“I HOPE YOU
WILL ALWAYS
REMEMBER
ALL THE GREAT
MEMORIES
WE CREATED,
BECAUSE I WILL.”

✦ | MICHAEL KEWLEY
managing director



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