

In the same ownership for 43 years, a semi-detached bay fronted house providing 2.327 sq ft/ 216 sq m of accommodation plus an undeveloped lower floor with the potential to create additional accommodation - subject to any consents required. The house, which is in need of updating, features a 45ft west facing garden, front garden with off-street parking and is located within a short walk of Hampstead Heath and Golders Hill Park and close to the facilities of Childs Hill and Finchley Road.

ACCOMMODATION AND AMENITIES:

5 BEDROOMS, DRESSING ROOM, BATHROOM, SHOWER ROOM, 2 INTERCOMMUNICATING RECEPTION ROOMS, STUDY, KITCHEN, GUEST CLOACKROOM, UNDEVELOPED LOWER FLOOR, 45ft WEST FACING GARDEN, TERRACE, BALCONY, OFF STREET PARKING. EPC RATING: E

GUIDE PRICE: £2,350,000 SUBJECT TO CONTACT, FREEHOLD JOINT SOLE AGENT



Misrepresentation Act 1967. This brochure and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

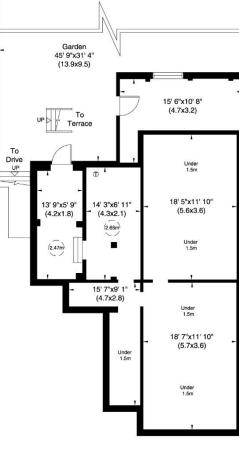




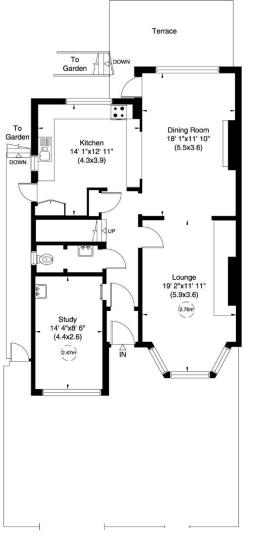


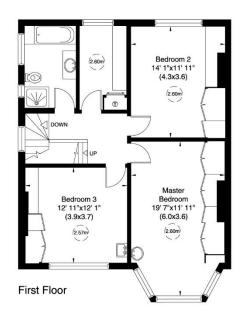
West Heath Road, NW3

Gross internal area (approx.) 2,327 Sq ft (216 Sq m) Excluding Lower Ground Floor For identification only, Not to Scale capital 020 8671 7722



Lower Ground Floor







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Second Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Raised Ground Floor