



**FIRECREST DRIVE
HAMPSTEAD NW3
GUIDE PRICE £3,400,000**

SOLE AGENT

A beautifully presented interior designed house situated discreetly within an exclusive gated development, moments from Hampstead Heath and only a short walk to Hampstead Village.

Firecrest Drive is a collection of 6 modern houses which enjoy great privacy, security and the communal use of fabulous gardens.

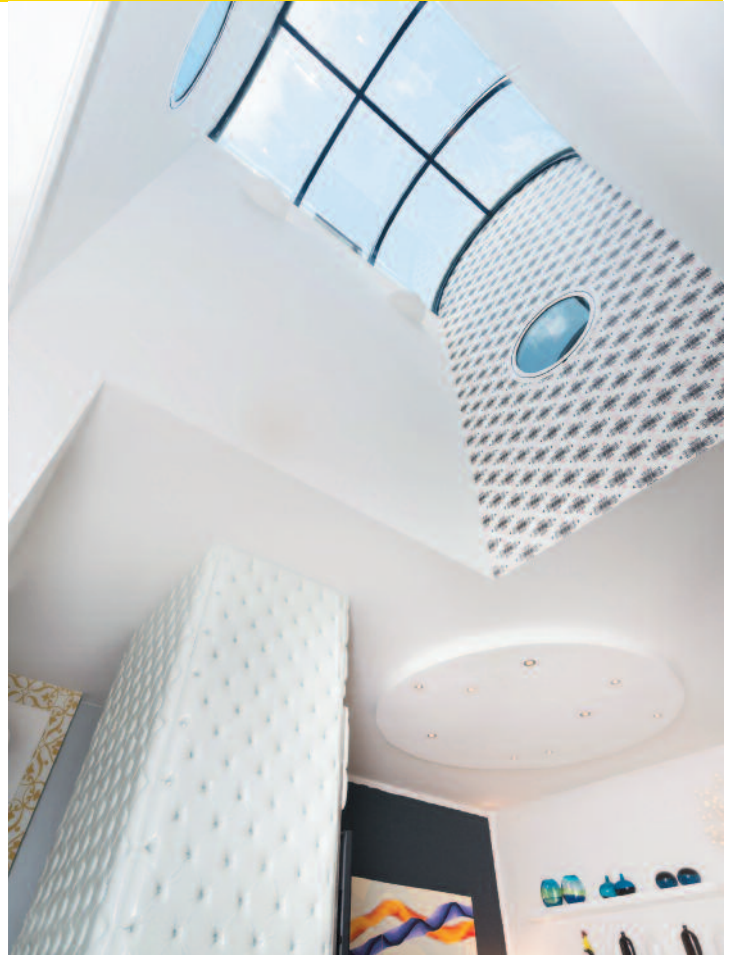
This sophisticated and luxurious property features striking architectural attributes which includes a double volume curved vaulted glass ceiling and a glass elevation wall.

The property has been finished to a very high standard and is bright and well proportioned.

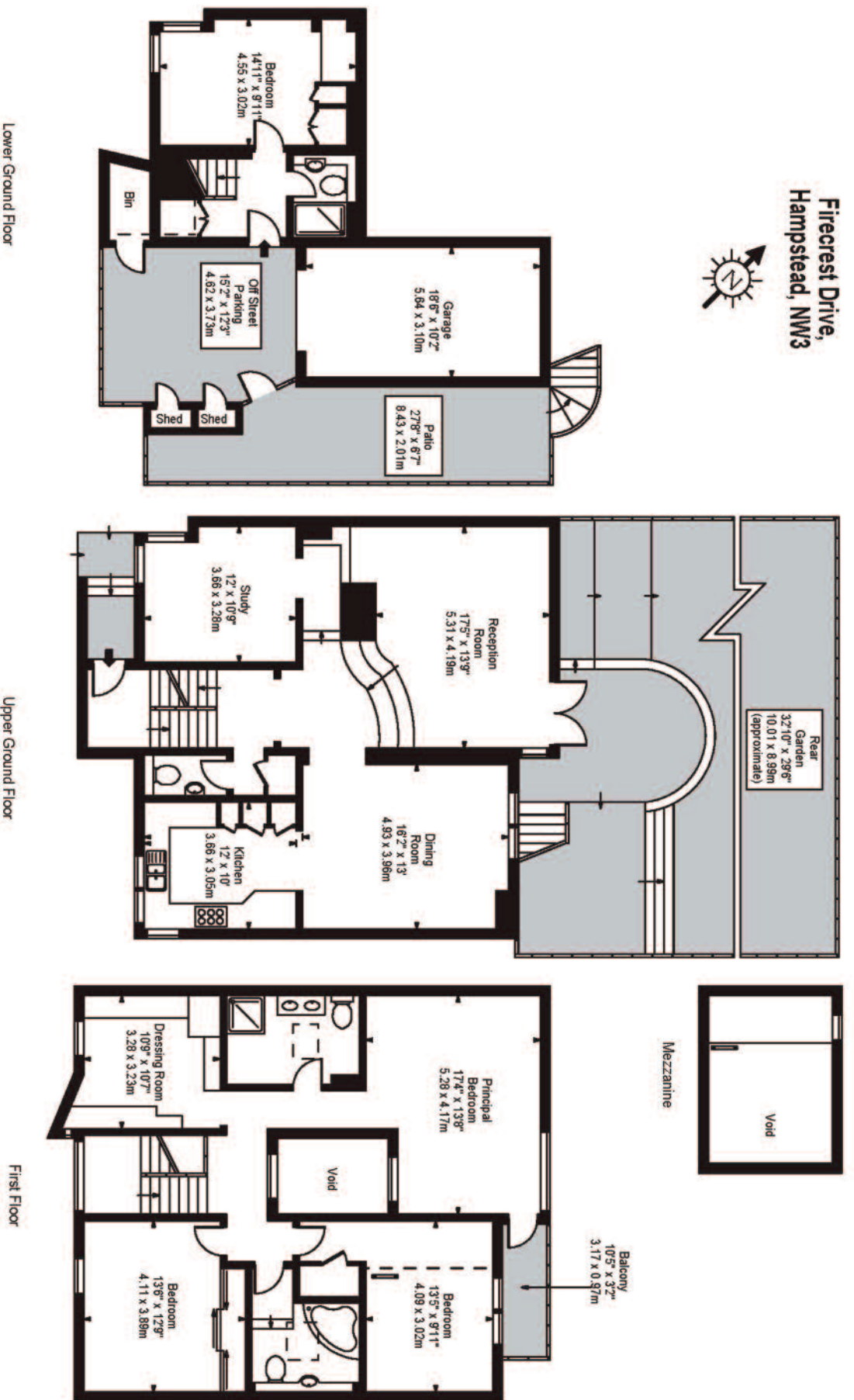
The property also has the rare advantage of a large heated garage and 2 off street parking spaces

4/5 Bedrooms – 3 Shower Rooms (2 En Suite) –
Dressing Room/Bedroom 5 – Reception Room – Dining Room –
Study – Luxury Kitchen – Guest Cloakroom – Balcony – Patio –
Rear Garden – Communal Gardens – Heated Garage –
Off Street Parking For 2 Cars – Guest Parking

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Approx Gross Internal Area 2253 Sq Ft - 209.58 Sq M

(Excluding Voids, Garage, Mezzanine, Bin & Sheds)

Approx Floor Area Including Garage 2504 Sq Ft - 232.93 Sq M

(Excluding Voids, Bin & Shed)

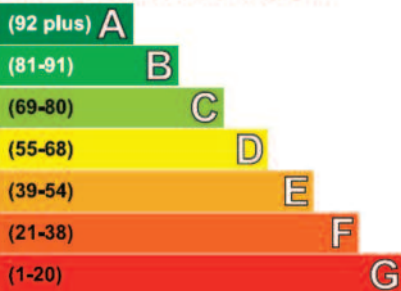
For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.27511

This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



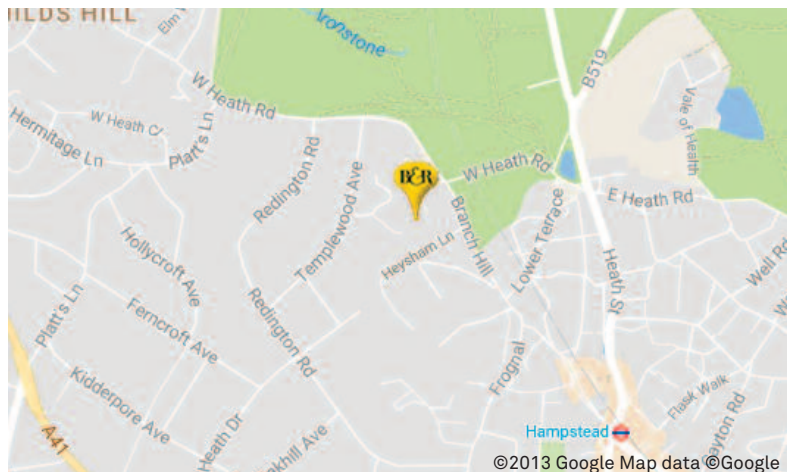
Energy Efficiency Rating

Very energy efficient - lower running costs



Not energy efficient - higher running costs

Current	Potential
60	69



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