

# CAMERONS STIFF & Co.

Inc. QUEENS PARK PARTNERSHIP



## Chevening Road, NW6

A unique opportunity to purchase this six bedroom red brick semi-detached family home set over 2500 sq ft. The property is a fine example of a traditional Victorian house, benefiting from many of the original features, elegantly combined with modern living.

Accommodation includes two reception rooms, separate dining area, bright new kitchen opening onto the 91 ft magnificent rear garden, three bathrooms - two of which en-suite, downstairs WC and off street parking. The property comes with further features including wooden flooring throughout GF, tessellated flooring in hallway, high corniced ceilings, sash windows and alarm.

Situated on this popular road overlooking Queens Park, offering wonderful views of the area. Salusbury Road with its numerous

cafes, restaurants and shops is within walking distance, along with the excellent transport links of Brondesbury Park Overground and Queens Park Overground/Bakerloo Line Stations (Zone 2).

- Stunning semi-detached home
- 6 bedrooms, 2 receptions
- 3 bathrooms (2 en-suite)
- Magnificent 90 ft garden
- Off street parking
- Spanning 2534 sq ft

**£3,450,000 Freehold**

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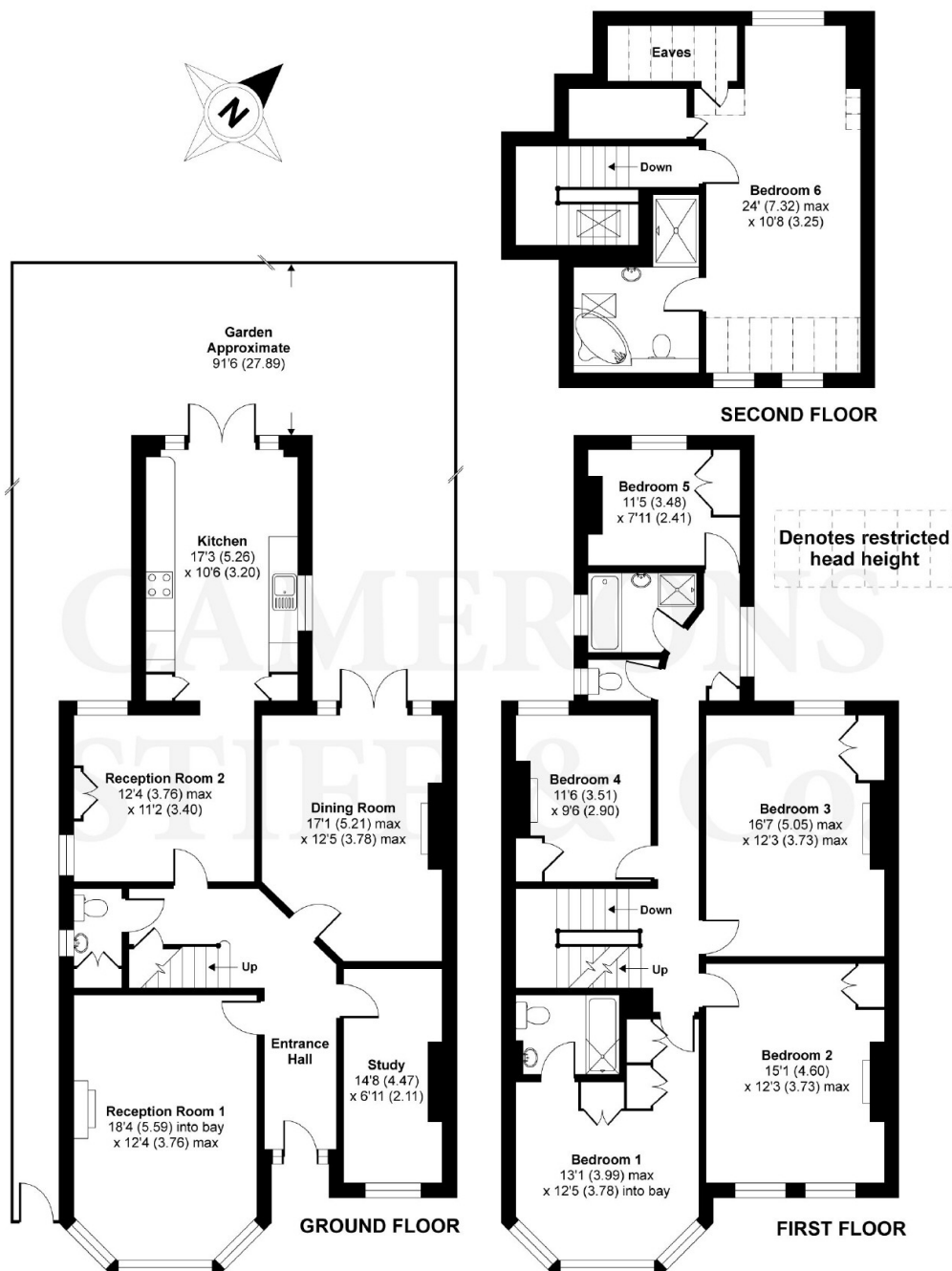


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Energy Efficiency Rating		Current	Potential
102-100	A		
92-101	B		
82-91	C		74
72-81	D	43	
62-71	E		
52-61	F		
42-51	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

# Chevening Road, London, NW6

APPROX. GROSS INTERNAL FLOOR AREA 2534 SQ FT 235.4 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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