

2 Bedroom
Blenheim Gardens, NW2



Portland
Trusted, every step of the way

£925,000
Leasehold – Share of Freehold

Occupying the ground floor of a grand Victorian house, is a stunning garden flat with unrivalled ceiling height in stunning condition.

With it's grand proportions immediately felt in effect upon entry, buyers will be greeted with original wooden floors and gorgeous cornicing. The master bedroom is 18ft long allowing for an abundance of space for storage and the bay window floods the room with natural light. There is a second double bedroom with garden views and an ensuite. The kitchen is fully fitted and offers an island which over looks the reception area boasting charming original features such as the fireplace and marble mantel.

This living room has stunning French doors going onto a bright conservatory-dining area which then opens up onto the 65ft west facing private garden.

Within the garden is a paved patio area perfect for alfresco dining in the summer, and a large chalet style outbuilding with electrics which could be used as a home office, gym or guest bedroom.

Our clients have lived here for 8 years and perfectly described their the garden as one of a kind - "a tranquil oasis from the hustle of the city, perfect for relaxing listening to the birds or hosting guests in the summer sun"

This property is being sold with a long underlying lease of 999 years on completion, along with a share of the freehold. There is a possibility the freehold will also be available for purchase. Please call us for more information.

Blenheim Gardens is a charming treelined residential road, which boasts not just gorgeous Victorian townhouses with stunning architecture, but also excellent access to the Jubilee Line and the charming Walm Lane with it's eateries and shops.

- A stunning two bedroom garden flat within the heart of Willesden Green
- Glorious ceiling height
- Private 64 foot mature west facing garden
- Exceptional master bedroom with bay window
- Abundance of room for storage - including a cellar
- Fitted out building perfect for a home office or a guest bedroom
- Original features scattered throughout from fireplaces to ceiling roses
- Two bathrooms, one of which is ensuite
- Highly envious location
- Prime position with both shops and station just a short stroll away

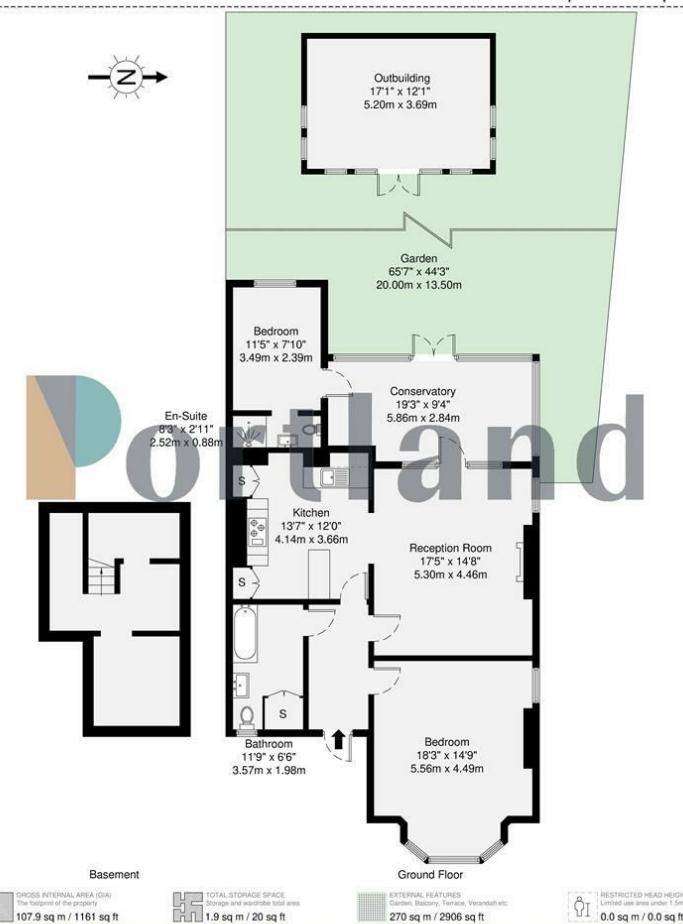






Blenheim Gardens, NW2

GROSS INTERNAL AREA
107.9 sq m / 1161 sq ft
OUTBUILDING
19.3 sq m / 207 sq ft



Portland

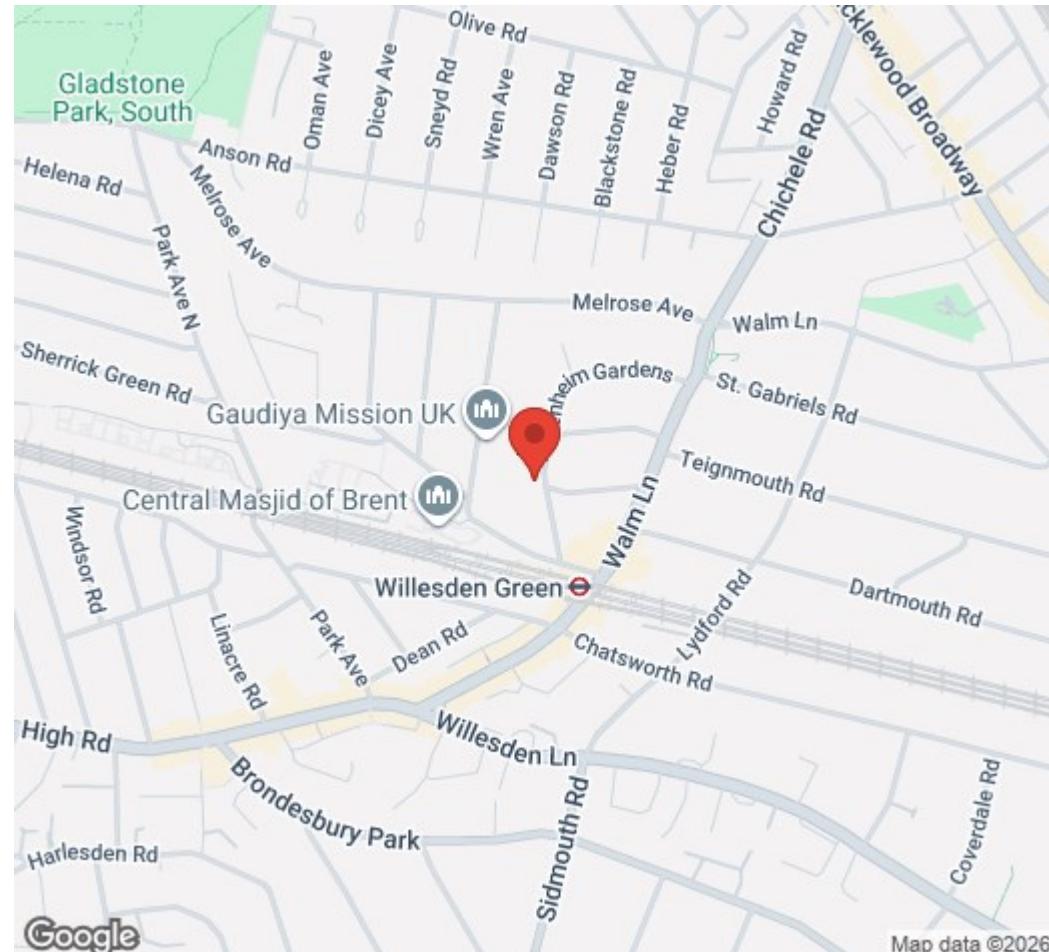
Trusted, every step of the way

90 Walm Lane, London, NW2 4OY

020 8451 9844

info@portlandestateagents.co.uk

www.portlandestateagents.co.uk



Map data ©2026

Energy Efficiency Rating

Very energy efficient - lower running costs

(92 plus) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not energy efficient - higher running costs

74

54

EU Directive 2002/01/EC

Environmental Impact (CO₂) Rating

Group	Grade	Number of Local Authorities
Very environmentally friendly - lower CO2 emissions		
(92 plus)	A	1
(81-91)	B	1
(69-80)	C	1
(55-68)	D	1
(39-54)	E	1
(21-38)	F	1
(1-20)	G	1
Not environmentally friendly - higher CO2 emissions		

Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.