



Teignmouth Road
NW2

FOR SALE
FREEHOLD

£2,750,000

Exclusively available through Camerons Stiff & Co is this handsome detached Edwardian villa providing a generous living space of 2,908 sq ft, that is nestled within the highly sought-after Mapesbury Conservation Area. Set in a prominent position, this charming home offers a rare opportunity to own a substantial family residence in a beautiful and well-connected part of North West London along with off street parking.







The property is rich in character, with its classic red-brick façade, exquisite period details, and a welcoming horseshoe driveway (framed by wrought-iron railings?) and mature hedging. Sitting proudly at the end of Teignmouth Road, the home enjoys a particularly large plot, adjacent to Mapesbury Road, lending it both privacy and presence.

Stepping inside the sense of space is immediately felt, with the elegant balustrade staircase curling to the top floor, encompassing the original stained-glass window. The ground floor features high ceilings and a wonderful array of original features, including decorative cornicing, picture rails, and elegant Carrara marble fireplaces. A bright double reception room stretches from the bay window at the front to French doors at the rear, filling the space with natural light. Towards



the back of the house, a spacious kitchen/diner overlooks the garden, while a cosy study sits to the front.

Upstairs, the accommodation includes six bedrooms, two with south garden-facing views, three bathrooms, two of which are en-suite. The top-floor bedroom provides a room with an abundance of light, extensive eaves storage with a peaceful elevated outlook and the en-suite incorporates a FIR sauna.

The rear garden is truly magnificent with different areas to enjoy with various secluded places to sit and enjoy a quiet moment. This beautiful south-facing, mature and secluded space extends over 100 ft with well-established plants and trees, it has been carefully designed for colour throughout the year. Close to good transport links







- Substantial and imposing detached red brick Edwardian villa
- Situated within commanding position on Mapesbury Conservation Area
- Bursting with character and unique features
- 6 bedrooms, 3 reception rooms, 3 bathrooms (2 en-suite)
- Plethora of original features throughout
- Impressive south facing, mature 100 ft rear garden with stylish planting
- Abundance of storage throughout this family home
- Convenient transport links in and out of London - Jubilee (Zone 2)
- Ideally located within walking distance of the shops and eateries of Walm Lane & West Hampstead.
- Viewing is highly recommended









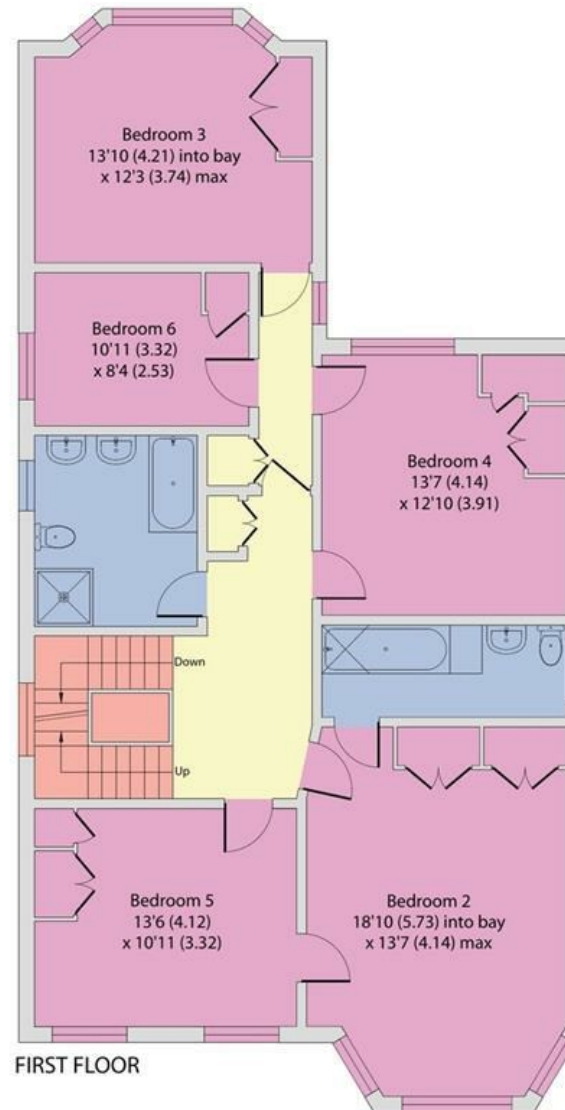
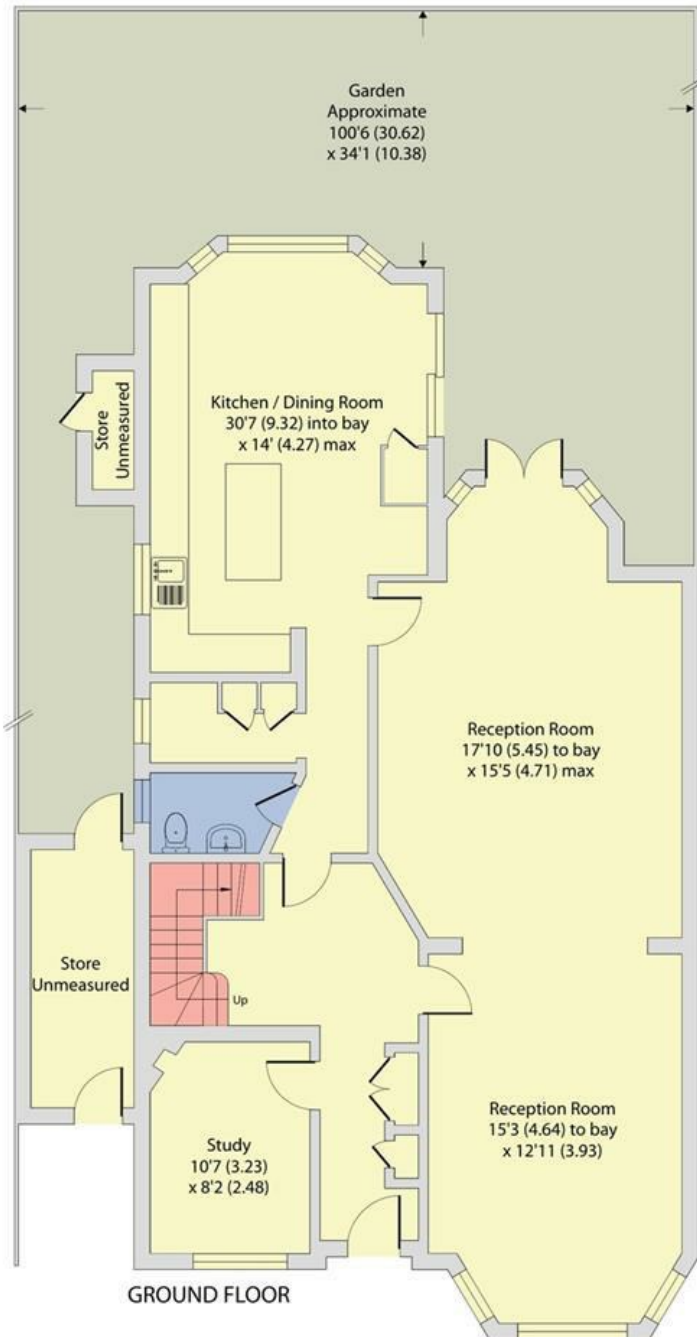
Teignmouth Road, London, NW2

Approximate Area = 2866 sq ft / 266.2 sq m (excludes store)

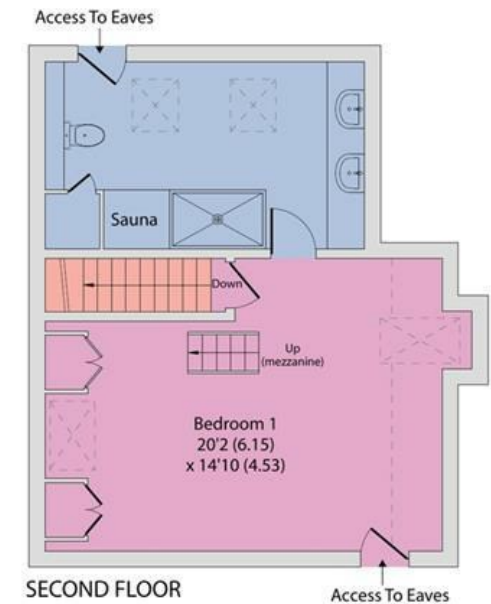
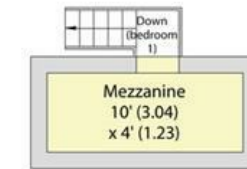
Limited Use Area(s) = 42 sq ft / 3.9 sq m

Total = 2908 sq ft / 270.1 sq m

For identification only - Not to scale



Denotes restricted head height



Approx 2908.00 sq ft

EPC: E

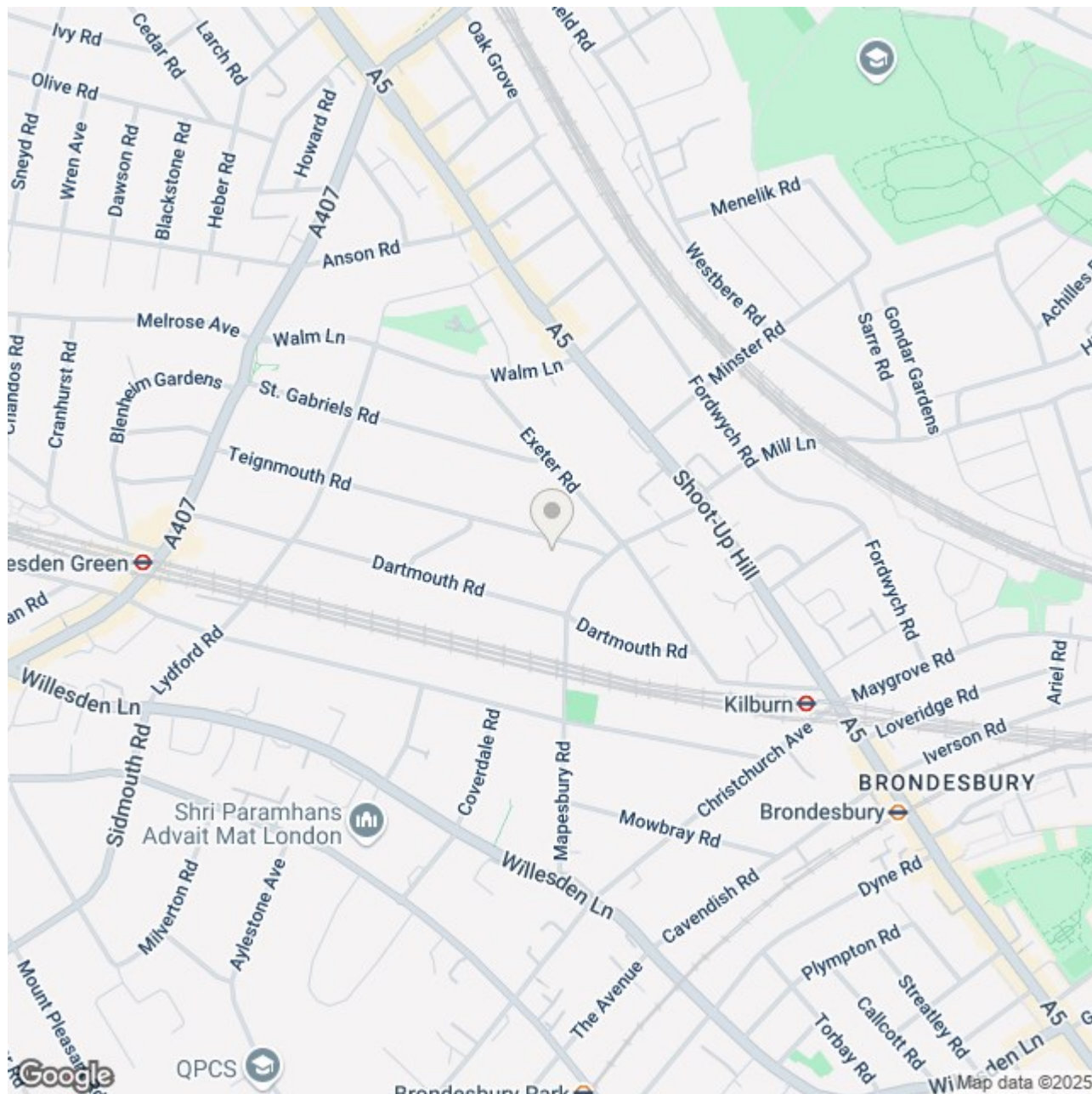
Brent (G)

Ref: 18897266



Location

Nestled within the prestigious Mapesbury Conservation Area, this property enjoys a prime location in one of North West London's most charming and well-preserved residential neighbourhoods. Renowned for its wide, tree-lined streets, generous plots, and elegant Edwardian and early 20th-century homes, Mapesbury offers a rare combination of architectural heritage, community spirit, and urban convenience. The area is particularly known for its green spaces, including the beautifully maintained Mapesbury Dell, a hidden local gem offering a peaceful retreat just moments from your doorstep. Residents also benefit from easy access to the local shops in Willesden Green and Queen's Park which features a café, playgrounds, tennis courts, and a small animal farm. Transport links are nearby, including Kilburn & Willesden Green (Jubilee - Zone 2) and Brondesbury (Overground to Hampstead Heath), providing fast and convenient access to Central London. With its blend of heritage charm, lush greenery, and proximity to thriving neighbourhood amenities, the Mapesbury Conservation Area remains one of London's most desirable locations to call home.



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EST. 1982

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