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Lyncroft Gardens, West Hampstead, London, NW6 1JX Asking Price £850,000



A stunning and spacious three bedroom top floor apartment in one of West Hampsteads' most popular mansion blocks.

Features include large reception room, two double bedrooms, single bedroom/study, separate kitchen, family bathroom, separate guest cloakroom, high ceilings, storage cupboard on the ground floor to store strollers or prams and communal patio/garden. The property has been tastefully updated and modernised by the current owners and benefits from a share of freehold.

Lyncroft Gardens is conveniently located for the Thameslink, Silverlink and West Hampstead Jubilee Line Underground Station as well as the local shops, bars, restaurants and bus routes of West End Lane.

223 West End Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777
westhampsteadsales@hunters.com | www.hunters.com



KEY FEATURES

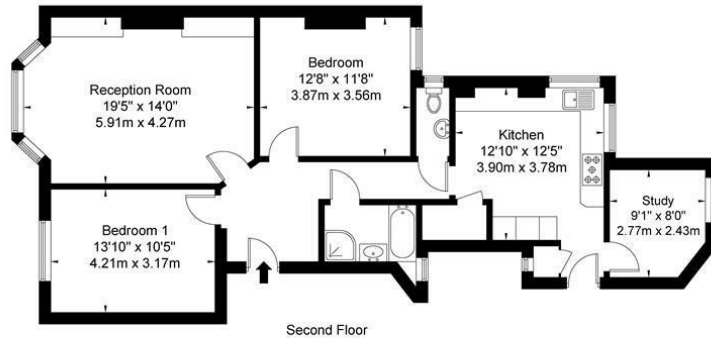
- High Ceilings
- Share Of Freehold





Lyncroft Mansions, Lyncroft Gardens, NW6 1JX

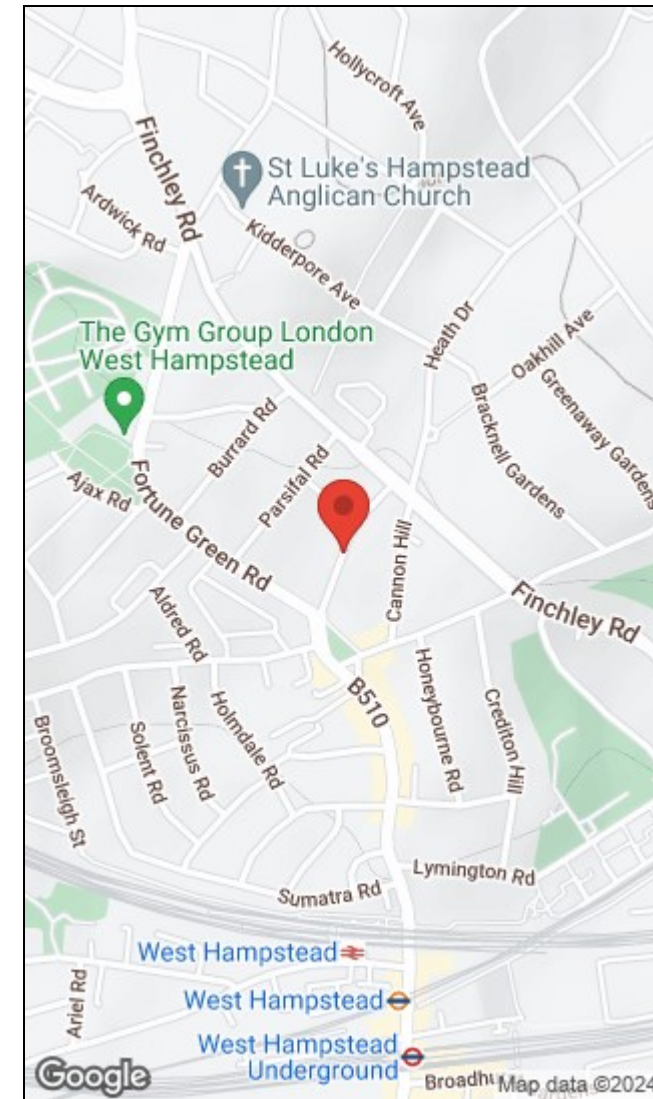
Approx Gross Internal Area = 92.7 sq m / 997 sq ft



Ref

Copyright **BLEU PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC	57	64
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