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Staverton Road, London

£625,000

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## A Unique Ground-Floor Flat with Period Charm and Modern Comforts

Set within a beautiful period building on the desirable Staverton Road, this unique ground-floor flat offers 916 sq. ft. of airy and well-proportioned living space, combining the best of classic features with contemporary touches. The flat boasts high ceilings, large windows, and an abundance of natural light, giving the space a welcoming and spacious feel.

The property comprises two well-sized bedrooms, including a main bedroom with the added benefit of an en-suite shower room for convenience and privacy. The family bathroom is stylishly appointed with a bath, offering a relaxing retreat. The newly installed kitchen is sleek and modern, featuring all the necessary appliances for contemporary living and making it an ideal space for cooking and entertaining.

A particularly rare and desirable feature of this property is the direct access to a lovely 58-ft communal garden, perfect for outdoor dining, relaxing, or enjoying time in the fresh air.

The property also benefits from a newly extended lease with over 176 years remaining, providing security for the future.

**Location:** The flat is ideally located just a 10-minute walk from Willesden Green Station (Jubilee Line, Zone 2), offering excellent transport links into Central London. The area is well-served by local amenities, including a range of independent shops, cafes, and restaurants. For green space lovers, the beautiful Roundwood Park and Queens Park are just a short distance away, providing plenty of space for recreation and relaxation.

This property offers the perfect combination of period charm and modern convenience, making it an excellent choice for those seeking a stylish and comfortable home in a vibrant and well-connected location.

### Key Features:

916 sq. ft. of living space





- Just a 10-minute walk to Willesden Green Station (Zone 2, Jubilee Line).
- Direct entry to an expansive 58-ft communal garden, unique to this flat.
- Two well-sized bedrooms and two bathrooms (one walk-in shower).
- Situated in a beautiful period building on desirable Staverton Road.
- Newly renewed lease exceeding 176 years.
- Recently fitted, stylish kitchen with modern finishes.
- 916 sq. ft. ground-floor flat with high ceilings.

