



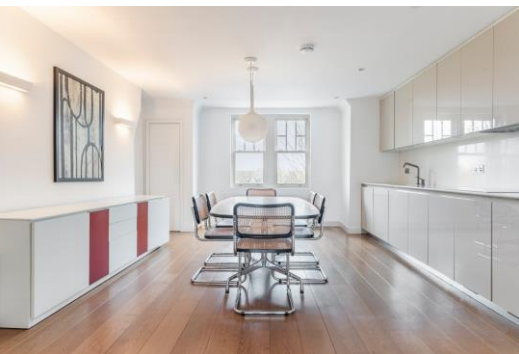
Fitzjohns Avenue

Hampstead, NW3

Asking Price £1,400,000

Positioned at the summit of Fitzjohns Avenue, just yards from the shops, cafes & restaurants of Hampstead Village, an extremely bright and beautifully presented two bedroom upper duplex flat with direct access to a roof terrace offering panoramic views of London.

This exceptional property additionally benefits from a 20'8 x 15' kitchen/dining room, a 15' x 14' reception room, wood floors, eaves storage and a lease with over 100 years remaining. Hampstead Underground (Northern line) is located just 0.1 miles away.



Fitzjohns Avenue

Hampstead, NW3

- Two bedrooms
- Roof terrace – not demised
- 20'8 x 15' kitchen/dining room
- 15' x 14' reception room
- Wood floors
- Eaves storage
- Share of freehold and a lease with over 100 years remaining
- 0.1 miles to Hampstead Underground (Northern Line)



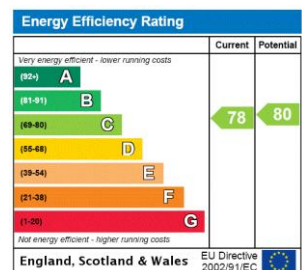
Tenure: Share of Freehold 105 years 11 months remaining

Service Charge: £805 per annum

Ground Rent: £0

Local Authority: Camden

Council Tax Band: F



Chestertons Hampstead Sales

55-56 Hampstead High Street

Hampstead

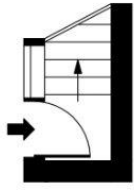
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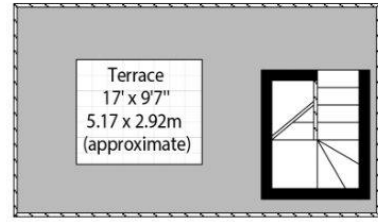
Fitzjohn's Avenue, NW3



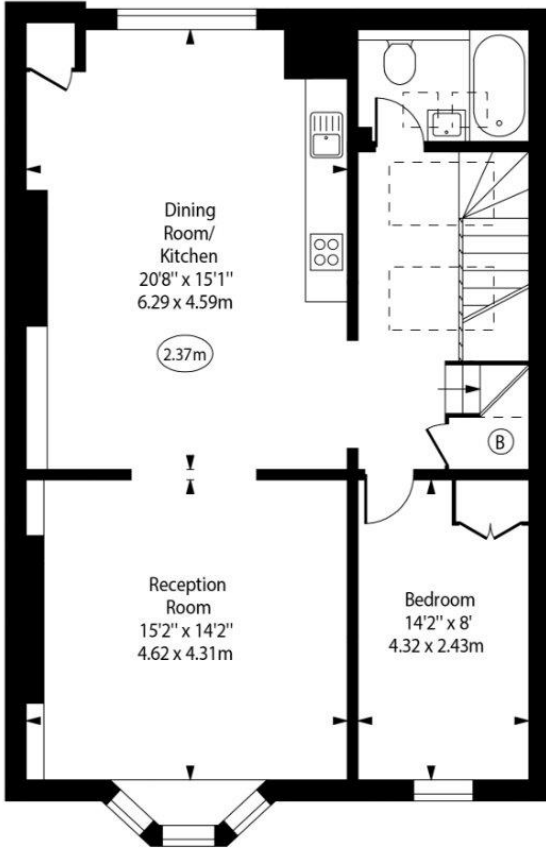
Second Floor Entrance



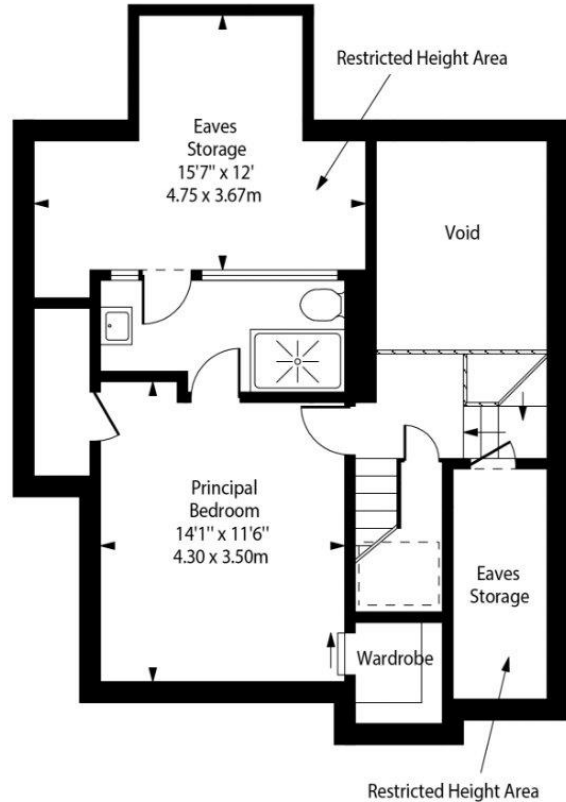
○ - Ceiling Height



Roof Terrace



Third Floor



Fourth Floor

Approx Gross Internal Area 1225 Sq Ft - 113.80 Sq M

Approx. Floor Area Including Restricted Heights 1432 Sq Ft - 133.03 Sq M
 (Including Eaves Storage)
 (Excluding Void)

For Illustration Purposes Only - Not To Scale
www.goldlens.co.uk
 Prepared for Chestertons
 Ref. No. 025859J