



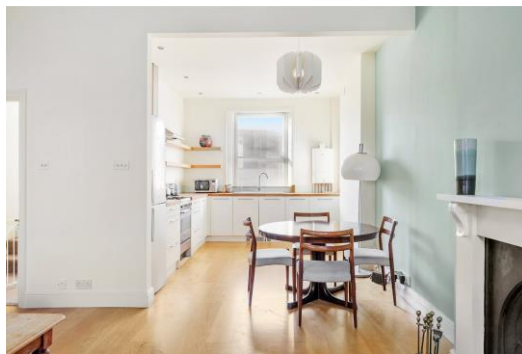
Leverton Street

Kentish Town, NW5

Guide Price £1,000,000

Nestled on a quiet residential street, this beautifully arranged two bedroom home combines contemporary living with period charm. The first floor comprises a bright and spacious open-plan kitchen, dining and reception space. Upstairs, the second floor features two well-proportioned double bedrooms and a stylish family bathroom. Further benefits include a delightful garden providing a tranquil outdoor retreat and a private terrace extending from the upper level, offering additional outdoor space and pleasant views.

CHESTERTONS



Leverton Street

Kentish Town, NW5

- Two Bedroom
- Roof Terrace
- Private Garden
- Excellent Location
- Chain Free



Arguably the prettiest street in NW5, Leverton Street is in an enviable location a stone's throw from Kentish Town Road with its amenities, shops and restaurants, some of North London's best pubs and the station (Thameslink, Northern Line) with direct links all over London and beyond. Independent feeling Tufnell Park, village like Dartmouth Park and the open spaces of Hampstead Heath are all nearby and world famous Camden Town is within easy reach.

Tenure: Leasehold with 90 years remaining

Service Charge: £800 per annum

Ground Rent: £10 per annum

Local Authority: Camden

Council Tax Band: D

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		70 C	91 B

Chestertons Camden & Kentish Town Sales

99-101 Parkway

Camden

London

NW1 7PP

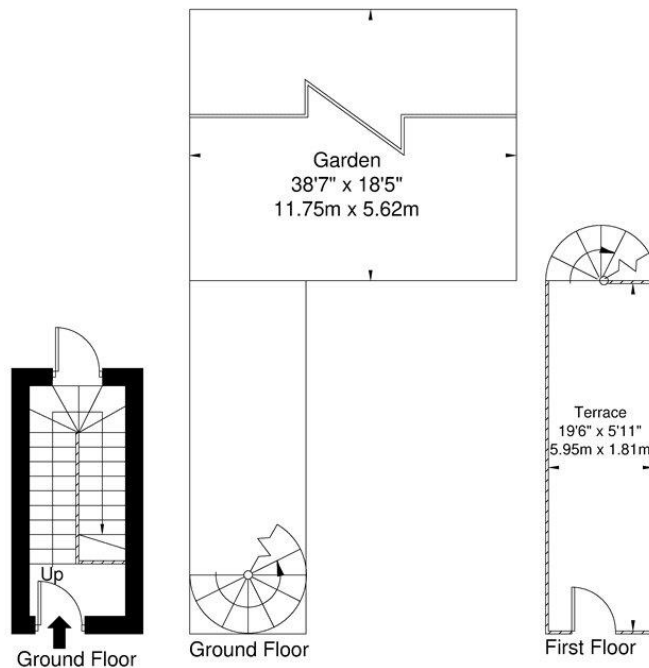
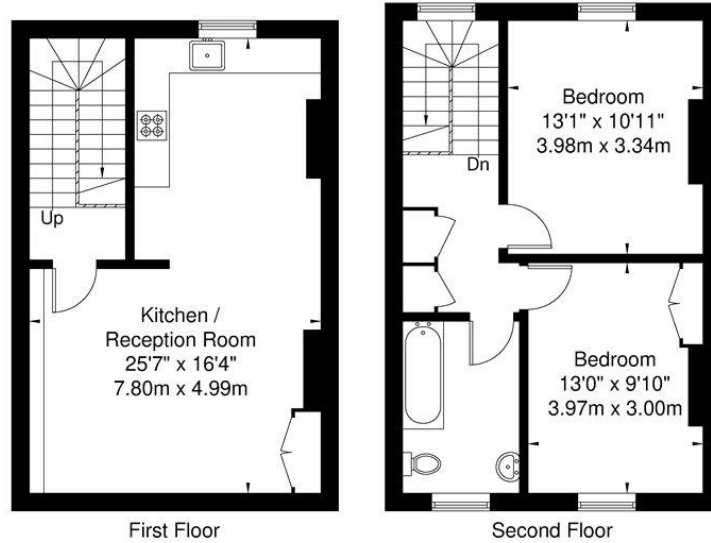
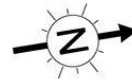
camden@chestertons.co.uk

020 7267 2053

chestertons.co.uk

Leverton Street W5 2PE

Approx Gross Internal Area = 87.3 sq m / 939 sq ft



Ref

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**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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