



FOR SALE

Leighton Road, Kentish Town NW5

PRICE £950,000.00



2 Bedroom



Kitchen



1 Reception



1 Bathroom



Roof Terrace



Parking Permit

Leighton Road, Kentish Town NW5

PRICE £950,000.00

A captivating, light-filled, two double-bedroom period upper maisonette occupies the raised ground floor, the entire first and second floors of this terraced building with a private rear terrace and roof garden on the third floor. It is accessed via a private street entrance from the raised ground floor level. Retaining its handsome façade, the internal areas are of generous Victorian proportions and give a feeling of warmth, light, and volume.

The interior décor is both neutral and uplifting in tone with the recent addition of a fully refurbished bathroom suite set to the rear of the half landing, between the raised ground and first floor.

Moving to the upper levels, there are two rooms on each floor, with a southerly facing reception to the front on the first floor, featuring a period fireplace, bespoke cabinetry and shelving, high ceilings and sash windows. In addition to this level is the kitchen-dining room to the rear. The upper floor features two generously proportioned double bedrooms, both with bespoke storage (with the second bedroom currently arranged as a home office).

All the property windows have been replaced with double-glazed throughout since the current owners have been in residence.

The airy hallway opens onto the rear terrace, and also leads up to a fantastic roof garden, both welcoming in form. The Roof Garden offers a 360-degree panoramic view with sunshine throughout the day. It presents an opportunity to furnish with seating, dining, planters, and partial screening where necessary, and also affording sensational views of the London skyline. There is dedicated lighting for evening dining in the summer months as well as water and electricity points. The rear terrace is a more informal affair, ideal for morning coffee or working from home in the warmer months of the year.

Leighton Road is a brilliant location, nestled between the northern and southern ends of central Kentish Town and is predominantly of classical Georgian and Victorian architecture from the 1790s to the mid-1860s, and runs east from Kentish Town Road to Brecknock Road.







950,000.00



2 Bedroom



Share of Freehold



1 Bathroom



London Borough of Camden



1 Reception



Council Tax Band



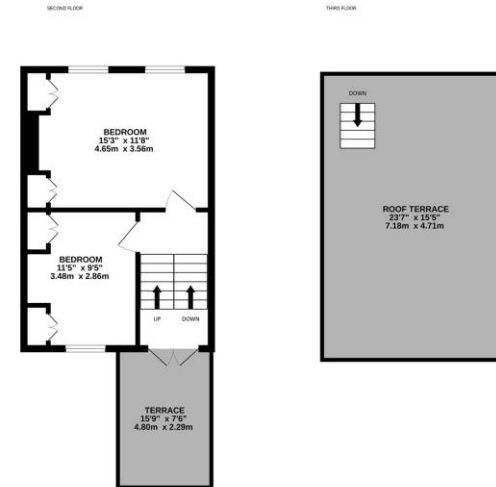
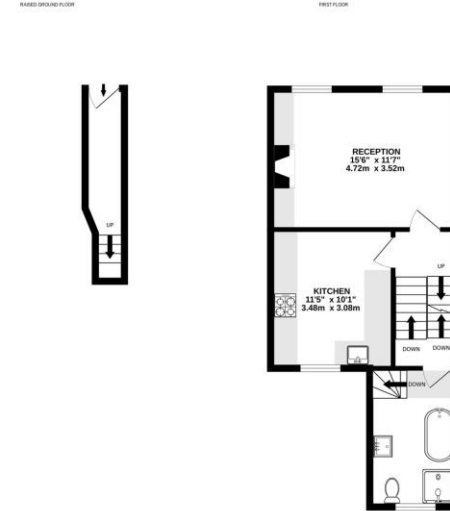
Roof Terrace



EPC Band



Parking Permit



TOTAL FLOOR AREA : 901sq.ft. (83.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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