



EDGEWORTH CRESCENT

Hendon
London NW4



Freehold
5 Bedrooms
£2,195,000
EPC Rating: B

Situated on the popular Edgeworth Estate is this stunningly presented 5/6 bedroom, 6 bathroom detached family home arranged over 4 floors and extending to 3655sq.ft (340sq.m) of living space.



Internally the property boasts a luxury kitchen with high specification appliances plus a mobile electric bar which is open to sitting room, Dining room, Versace Porcelain Tiles,

Underfloor heating, Air conditioning and glass doors leading to the beautiful landscaped rear garden housing Outbuilding with Under floor heating. There is also a terrace with walk on glass plus two electric verandas.

In the basement is the Indoor heated swimming pool with integrated jacuzzi, electric pool cover, Bose surround speakers, utility area, Study/Bedroom 6 and Boiler room.

On the first floor is the principle bedroom with Walk in Wardrobe and luxury Ensuite bathroom, two further bedrooms and two further bathrooms (One Ensuite).

On the top floor there is Another spacious bedroom with Ensuite bathroom with Air conditioning.

Externally there is a carriage driveway for numerous vehicles with security Bollards.

The property is conveniently located within walking distance to both Hendon Central Underground station and Hendon Mainline Overground station, bus routes in and out of the West End and City and major road links. Chain free.



- Five double bedrooms
- Six bathrooms (four en-suites)
- Stunning open plan kitchen with fitted appliances plus a mobile electric bar
- Living room/dining room with glass doors leading to the rear garden
- Deluxe interior throughout
- Study/Bedroom
- 3655 Sqft/ 340 Sqm of living space
- Underfloor heating
- Air conditioning
- Surround Speakers
- Indoor heated swimming pool with an Integrated jacuzzi
- Outbuilding with use for Study/Gym space
- Carriage driveway with security electric bollards
- Stunning rear garden with an irrigation system and a large patio with glass balustrades
- Chain free





Hendon

Hendon is a cosmopolitan, multicultural area that benefits from a relaxed pace of life and a wide range of attractive amenities. Hendon's transport connections are excellent, with the M1 nearby and easy access to central London along the Northern Line. Thanks to its diverse population, Hendon has some of the best restaurants in north London, while its popularity with families ensures there is a good selection of schools.

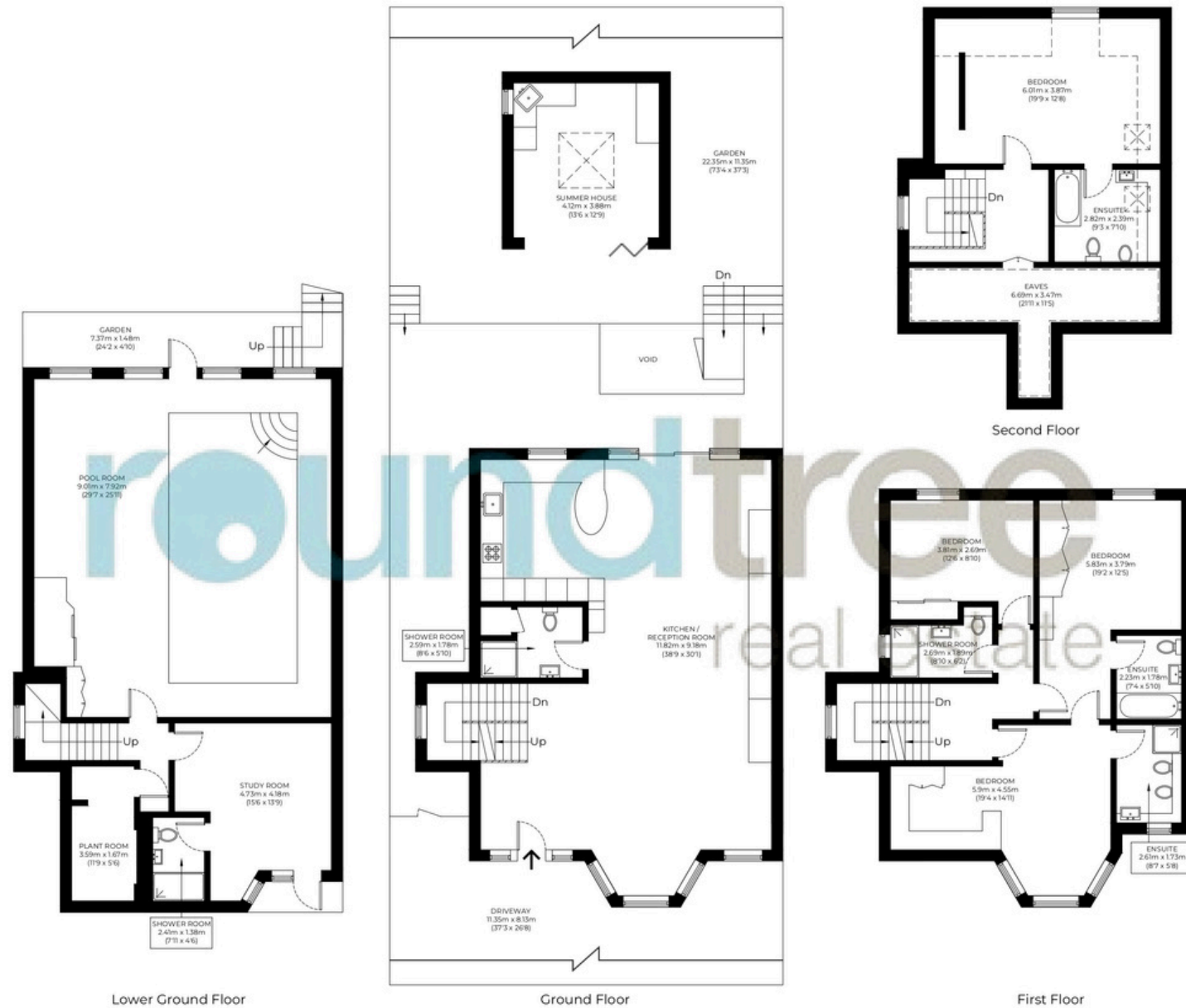
While Hendon property prices have done well over the last few years, the area still represents a good-value option for renting or buying when compared against other parts of London.



Floorplan

Approximate gross internal area

301 sqm / 3240 sqft



GROSS INTERNAL AREA (GIA)

301 sqm / 3240 sqft



EXTERNAL STRUCTURAL FEATURES

16 sq m / 172 sq ft



RESTRICTED HEAD HEIGHT (RHH) / EAVES

19.7 sq m / 212 sq ft

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 that the information, it must not be relied on. Maximum widths and lengths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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