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## **Hodford Road Golders Green NW11**

A delightful six bedroom semi-detached house (2,559sq ft / 238 sqm) presented in good condition throughout and situated on the preferred south side of this popular tree-lined road.

The accommodation enjoys excellent ground floor entertaining space comprising a 28' reception/dining room, 22' kitchen/breakfast room and a separate bay-fronted family room.

The first floor boasts a 17'6 principal bedroom with en-suite bathroom, three additional bedrooms and a family bathroom. The second floor provides two further bedrooms and two bathrooms (one en-suite), plus plenty of eave storage.

At the end of the 68'7 south-west facing garden, there is a separate studio/gym, home office and shower room. To the front of the house, there is off street parking for two cars.

The extensive transport amenities and facilities of Golders Green (Northern Line) are within 500 meters and Golders Hill Park is within a short walk.

**£2,200,000**

**SOLE AGENT**

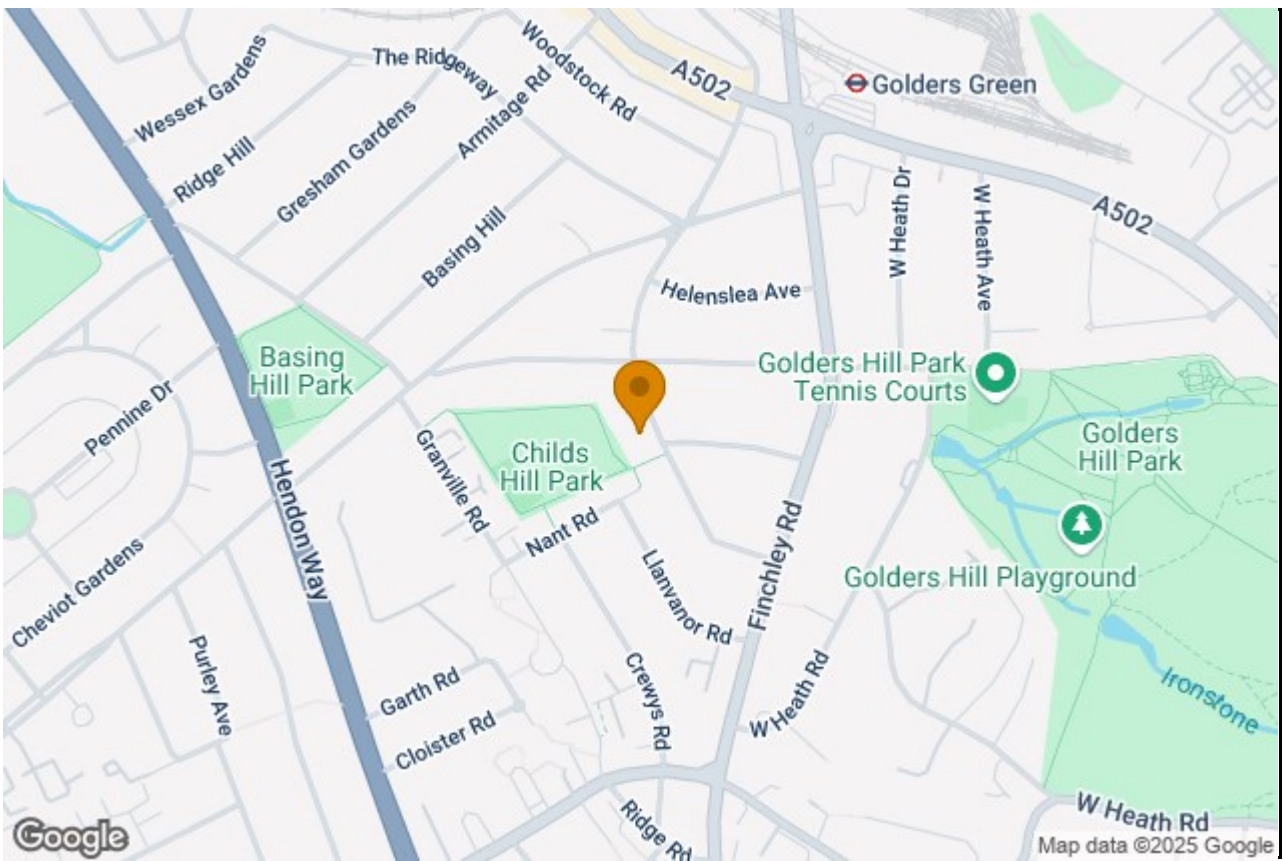
**Freehold**













## Hodford Road NW11

Gross internal area (approx.)

238 Sq m (2559 Sq ft) Including Outbuilding under eaves and under 1.5m  
198 Sq m (2129 Sq ft) Excluding Outbuilding under eaves and under 1.5m

For Identification only, Not to Scale



www.WilliamSalisbury Photography

Not to Scale, for guidance only and must not be relied upon as a statement of fact. All measurements are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).