



22 Quantock Gardens NW2

Total Area: 923 ft² ... 85.7 m²

Ground Floor
Area: 494 ft² ... 45.9 m²

First Floor
Area: 429 ft² ... 39.8 m²



All measurements are approximate and for display purposes only



Quantock Gardens, Golders Green Estate, NW2

Guide Price: £670,000

This meticulously maintained three-bedroom semi-detached home is situated within the desirable Golders Green Estate. Upon entering, you are welcomed by an inviting entrance hallway. The ground floor comprises a delightful bay-fronted lounge, adjacent to the lounge is a generously sized dining room, spanning the width of the house, a modern fitted kitchen. Upstairs, there are three bedrooms, a well-appointed bathroom completes the upper level, featuring contemporary fixtures and fittings.

Externally, the property boasts a charming front garden, adding to its attractive curb appeal. Additionally, there is a brick-paved driveway, providing off-street parking. The rear garden, facing a North-westerly direction, is thoughtfully designed and offers a private outdoor space to unwind and enjoy the sunshine.

Further enhancing the property's appeal, it benefits from double glazing and gas central heating, ensuring a comfortable living environment throughout the year.

Golders Green Estate is renowned for its sought-after location and desirable community. Situated in close proximity to the new train station in Brent Cross Town (opening Autumn 2023), residents can enjoy excellent transport links, making commuting and exploring the city convenient and effortless. The area is also known for its array of amenities, including shops, restaurants, and recreational facilities, catering to a diverse range of interests and lifestyles.



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- Tenure Freehold
-  923 ft.² / 85.7 m²
-  3 Bedrooms
-  1 Bathrooms
-  Drive

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		