



Hampstead Way, Hampstead Garden Suburb, NW11

Long Leasehold

£1,499,500



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Situated on a peaceful and picturesque road, just a short stroll from the vibrant cafes, shops, and excellent transport links of Temple Fortune, this delightful four-bedroom semi-detached house is arranged over three spacious floors. The ground floor offers a bright and welcoming lounge and dining room, a kitchen/breakfast room, and a convenient guest W.C. The first floor comprises three comfortable bedrooms and a family bathroom. The fourth bedroom occupies the entire second floor, providing a versatile space perfect for a home office or guest room. The property boasts a beautiful, mature south-facing rear garden, featuring two apple trees and an abundance of colorful plants and flowers — ideal for relaxing or entertaining. Additional benefits include off-street parking, a garage, and a charming curb appeal. A wonderful family home in a highly sought-after location — early viewing is highly recommended.

4 bedrooms | Lounge | Dining room | Kitchen/breakfast room | Bathroom | Downstairs wc  
| Off street parking | Garage | South facing rear garden | EPC=TBA






# Hampstead Way

Approximate Gross Internal Area = 1738 sq ft / 161.5 sq m  
(Including Reduced Headroom / Eaves / Excluding Void)

Garage = 146 sq ft / 13.6 sq m

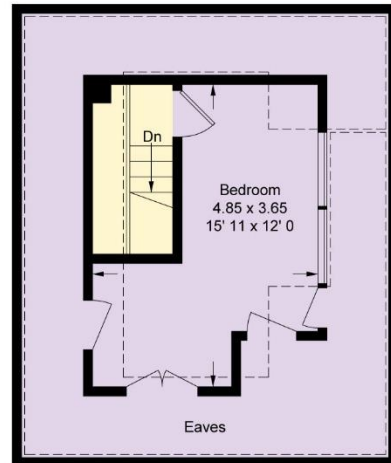
Total = 1884 sq ft / 175.1 sq m



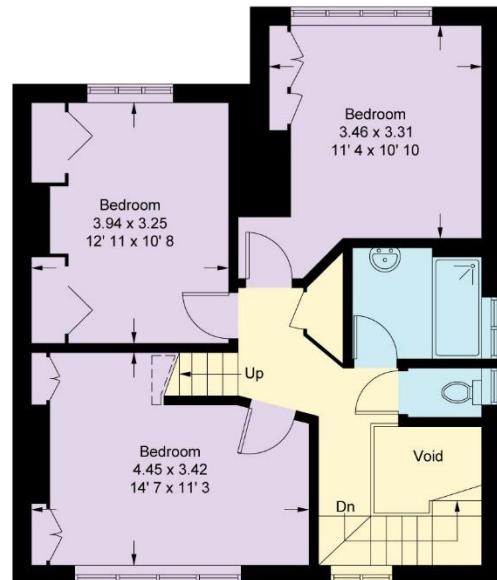
 = Reduced headroom below 1.5m / 5'0



**Ground Floor**  
665 sq ft / 61.8 sq m  
(Including Reduced Headroom / Excluding Garage)



**Second Floor**  
461 sq ft / 42.8 sq m  
(Including Reduced Headroom / Eaves)



**First Floor**  
612 sq ft / 56.9 sq m  
(Including Reduced Headroom / Excluding Void)

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



Whilst every effort is made to ensure these details are accurate, all measurements given are approximate and for guidance only. We are unable to comment on the structure of the building or services and any investigations should be carried out by a qualified surveyor. We strongly advise you to ensure that all legal aspects are fully investigated by your solicitor prior to a purchase. We have not applied tests to any appliances or equipment and therefore cannot verify these are in good working order. We understand from the vendor that the fixtures and fittings listed are to be included in the sale price but these may be subject to negotiation.