

Brim Hill

Hampstead Garden Suburb, N2

WAYNE & SILVER

The Property



A thoughtfully renovated and refurbished two-bedroom semi-detached house extending to 1,747 sq ft (162.1 sq m), with the flexibility to be easily converted back to three or even four bedrooms.

Set behind a private driveway, the house has been comprehensively remodelled following an American-style open-floor plan concept. It benefits from air conditioning, business-level internet cabling, and underfloor heating throughout. The property is entered via a generous and welcoming hallway with separate WC and storage, leading into a bright and spacious double reception room. The open-plan kitchen creates an excellent entertaining and dining space, perfectly suited to modern family living. Period-style French doors open directly onto the beautifully secluded 66' south-facing rear garden, while additional side storage provides a practical space for bicycles and other items.

The first floor has been reconfigured to create an impressive principal bedroom suite spanning the full width of the rear of the house, with ample space for both sleeping and home office areas. The master suite is connected to a large walk-in wardrobe and large master bathroom. This master suite was initially three separate bedrooms and could be easily divided into two separate bedrooms by reinstating the partition wall and doorway from the landing.

The top floor comprises a further double bedroom with en-suite bathroom, together with a large full-height storage/laundry area. It is flanked by extensive eaves storage. Brim Hill is excellently positioned within Hampstead Garden Suburb, within easy reach of the shops, cafés and amenities of East Finchley and Marketplace, and approximately 0.5 miles from East Finchley Underground Station.

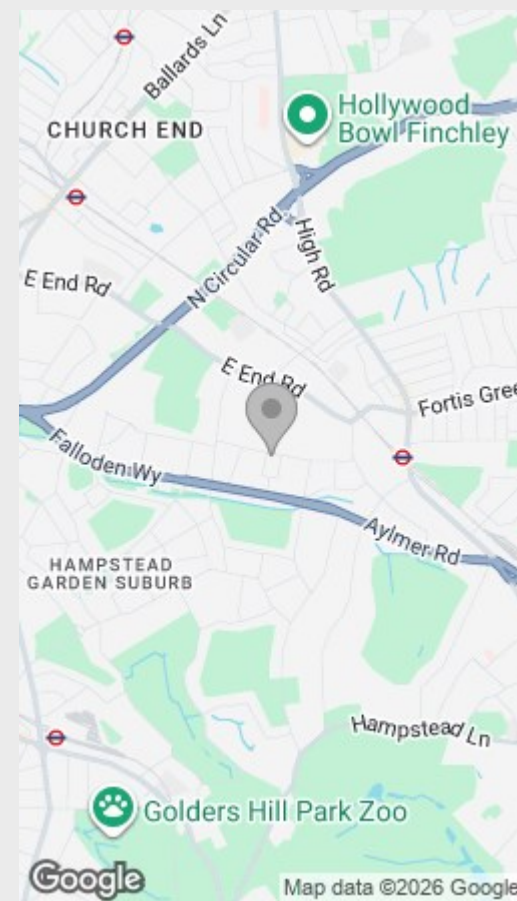
Key Features

- Semi-detached house
- Renovated and remodelled
- Off-street parking
- Air conditioned and underfloor heating throughout





Location





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& SILVER

Brim Hill

£1,600,000

BEDROOMS

3

BATHROOMS

2

INTERNAL

1747.00 sq ft

EPC

C

LOCAL COUNCIL

Barnet

TAX BAND

G

TENURE

Freehold



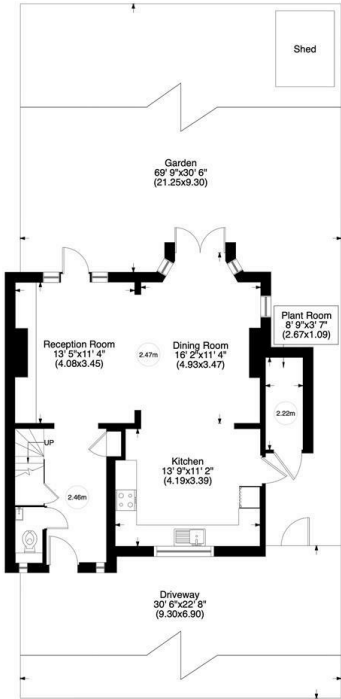
Floorplan & EPC

£1,600,000

IMPORTANT INFORMATION

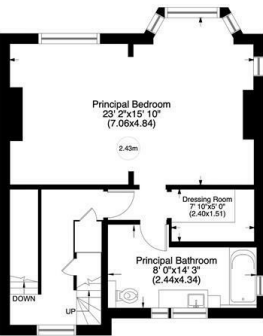
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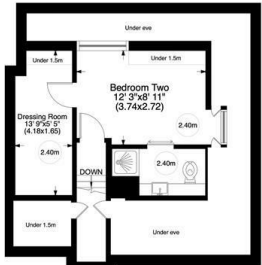


Ground Floor

Brim Hill N2
Gross internal area (approx.)
165 Sq m (1771 Sq ft) Including Plant Room, under eaves and under 1.5m
138 Sq m (1483 Sq ft) Excluding Plant Room, under eaves and under 1.5m
For identification only. Not to Scale

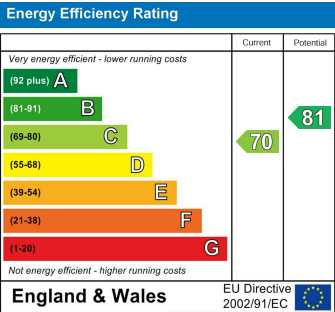


First Floor

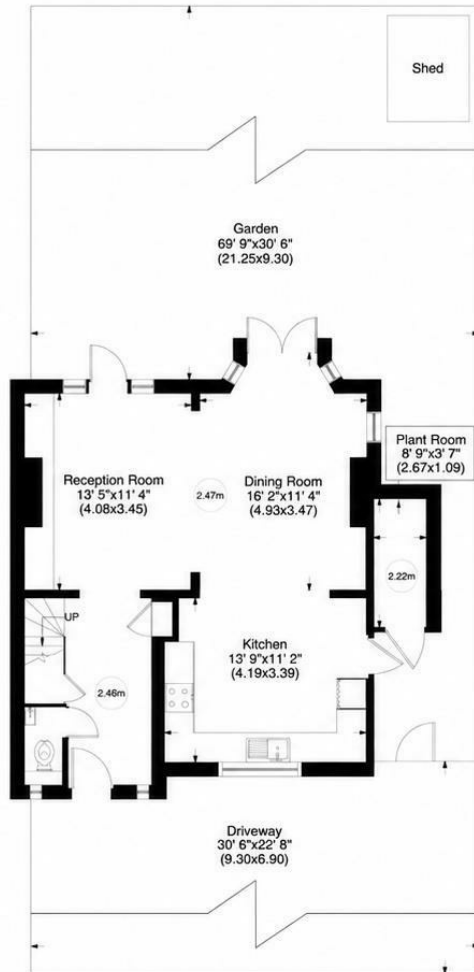


Second Floor

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Three Bedroom Three Bathroom Option



Ground Floor

Brim Hill N2

Gross internal area (approx.)

165 Sq m (1771 Sq ft) Including Plant Room, under eaves and under 1.5m

138 Sq m (1483 Sq ft) Excluding Plant Room, under eaves and under 1.5m

For identification only, Not to Scale



Three bedroom, three bathroom option



Proposed first-floor layout
Proposed alterations shown indicatively

First Floor



Second Floor

www.WilliamSalisbury.Photography

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