

Goldhurst Terrace, South Hampstead London



Rose & Co Estates

- Split level 2nd & 3rd floor, 2 double bedroom, 2 bathroom flat on Goldhurst Terrace
- Easy access to Hampstead, Regent's Park and Central London
- EPC:D. Council Tax: E.
- Ideal for Finchley Road & Swiss Cottage underground and South Hampstead overground stations
- Spacious reception with wood flooring. Separate fitted kitchen. Roof terrace
- Share of Freehold, Lease 999 years from 1971



Rose & Co Estates



Rose & Co Estates



Asking Price £775,000 Subject to Contract

Goldhurst Terrace, NW6

Approximate Gross Internal Area:

875 sq.ft. (81,3 sq.m.)



2ND FLOOR
597 sq.ft. (55.5 sq.m.) approx.

3RD FLOOR
278 sq.ft. (25.8 sq.m.) approx.



Whilst every attempt has been made to ensure the accuracy of the floorplan in this document, measurements of doors, windows, rooms and any other areas are approximate and ZM Studio or the Estate Agent hold no responsibility for any errors or omissions.

This floor plan is for illustrative purposes only and should be used as such.

Energy performance certificate (EPC)

TOP FLOOR FLAT
25 GOLDHURST TERRACE
LONDON
NW6 3HB

Energy rating

D

Valid until 6 January 2031

Certificate number

2040-8809-4090-7502-3001

Property type

Top-floor flat

Total floor area

79 square metres

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy efficiency rating for this property

This property's current energy rating is D. It has the potential to be C.

[See how to improve this property's energy performance.](#)