



Brecknock Road

Tufnell Park London N19 5BG

Price Guide £1,750,000

SOLD OFF MARKET

A handsome and exceptionally spacious semi-detached Victorian villa, very conveniently situated, within a very short walk of Tufnell Park Underground.

Offering generous accommodation over four storeys, replete with delightful period features, the property is in need of full refurbishment and provides the incoming buyer with the opportunity to create a fabulous substantial family home.

On the ground floor, two very good receptions with high ceilings, decorative plaster work and period fireplaces are complemented by a basement level with a large kitchen, opening onto a substantial conservatory, guest WC and cellar/workshop.

The top two floors provide five bedrooms, family bathroom/WC and a further WC, with more than ample space to reconfigure to taste.

One notable feature is the turning staircase which is located at the front of the house, resulting in the rooms at the rear of the house enjoying the full width of the building. This is particularly apparent and pleasing in the ground floor reception and first floor master bedroom.

To the rear is a good-size mature garden in excess of 50 feet (16 metres) with a width of 24 feet (7 metres)

Brecknock Rd is a popular residential location in the heart of Tufnell Park, within a very short walk of Tufnell Park (Northern Line) Underground, and very well located for the range of independent shops of Fortress Road.

- Period semi-detached freehold house
- Five bedrooms
- Two bathrooms
- Three receptions
- Kitchen
- Cellar
- good size garden
- In need of full modernisation

Viewing

Please contact our Kentish Town Sales Office on 0207 482 4488 if you wish to arrange a viewing appointment for this property or require further information.



5



2



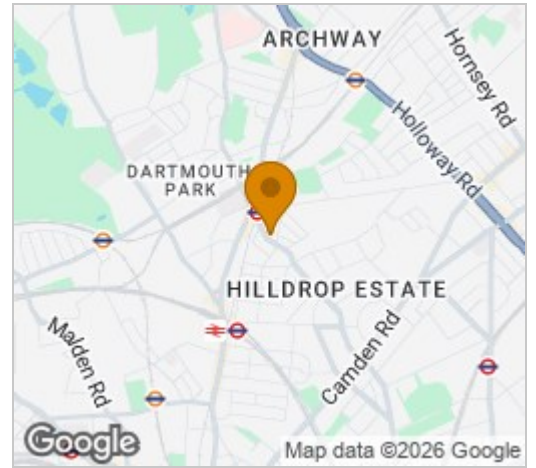
2



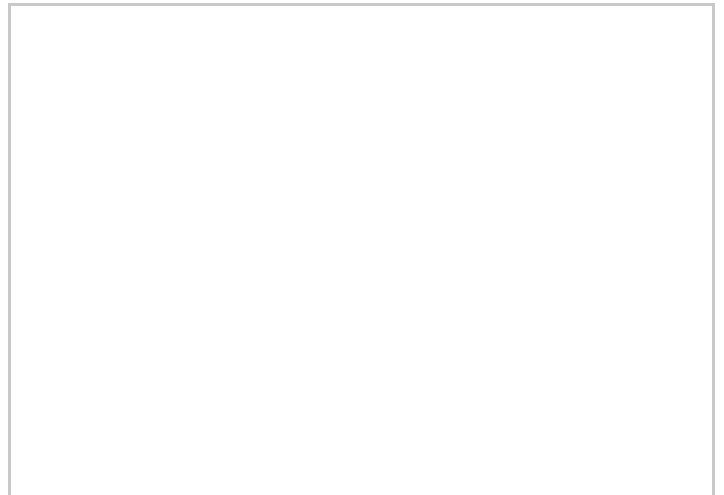
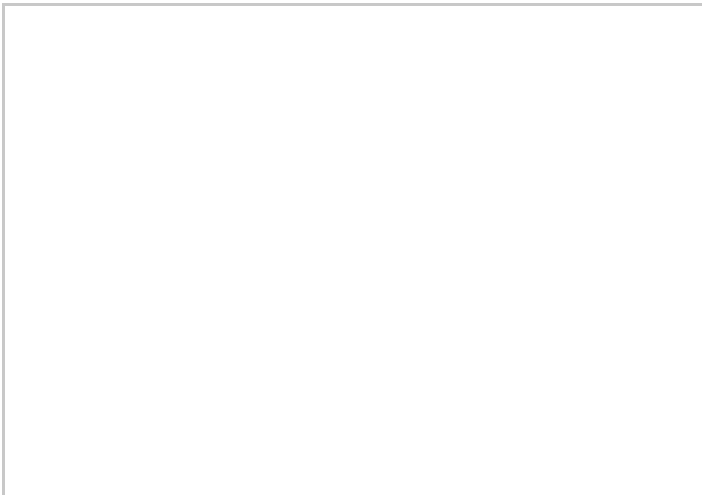
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.