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Fordwych Road, London, NW2

Asking Price £650,000

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Situated on the sought-after Fordwych Road, this spacious two-bedroom raised ground floor apartment offers bright, well-proportioned accommodation alongside an extensive lower ground floor, presenting an exciting opportunity for further development.

The property comprises a generous reception and dining room, a modern fitted kitchen, two double bedrooms and a family bathroom. The lower ground floor provides approximately 929 sq. ft. of versatile ancillary space, featuring exposed brickwork and excellent ceiling heights.

Planning permission has recently been granted to combine both floors to create an impressive 1,645 sq. ft. duplex apartment, including the potential for front and rear lightwells, subject to the necessary consents.

Ideally located on a popular tree-lined residential road, the property is within easy reach of the shops, cafés and restaurants of West End Lane and Mill Lane, alongside excellent transport links via West Hampstead's Jubilee Line, London Overground and Thameslink services.

223 West End Lane, West Hampstead, London, NW6 1XJ I 0207 431 4777
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The Property Ombudsman
APPROVED CODE TRADINGSTANDARDS.UK

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KEY FEATURES

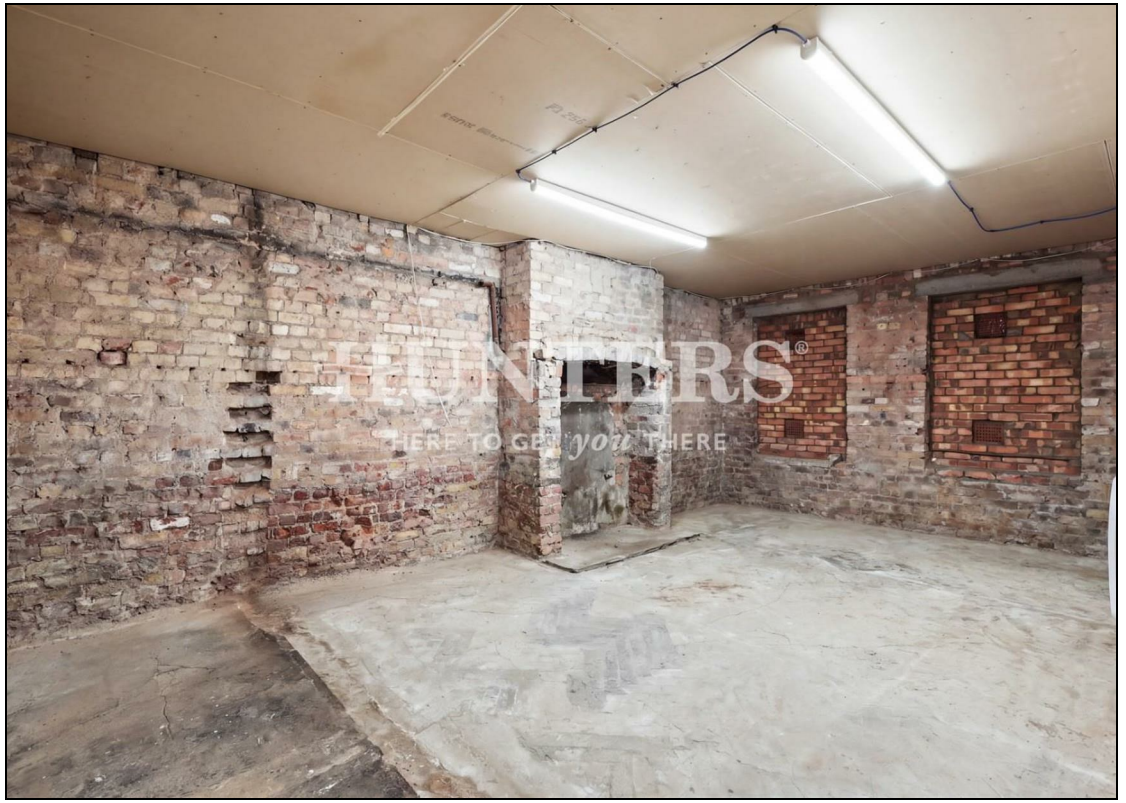
- Two Bedroom Raised Ground Floor Flat
- 1,645 sq.ft. of internal living space
- Share of freehold
- Modernised throughout to turn-key condition
- Share of garden
- Potential to renovate basement into a duplex flat (STPP)
- Close proximity to West Hampstead & Kilburn amenities
- Sold chain-free








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Approximate Gross Internal Area = 152.82 sq m / 1,645 sq ft

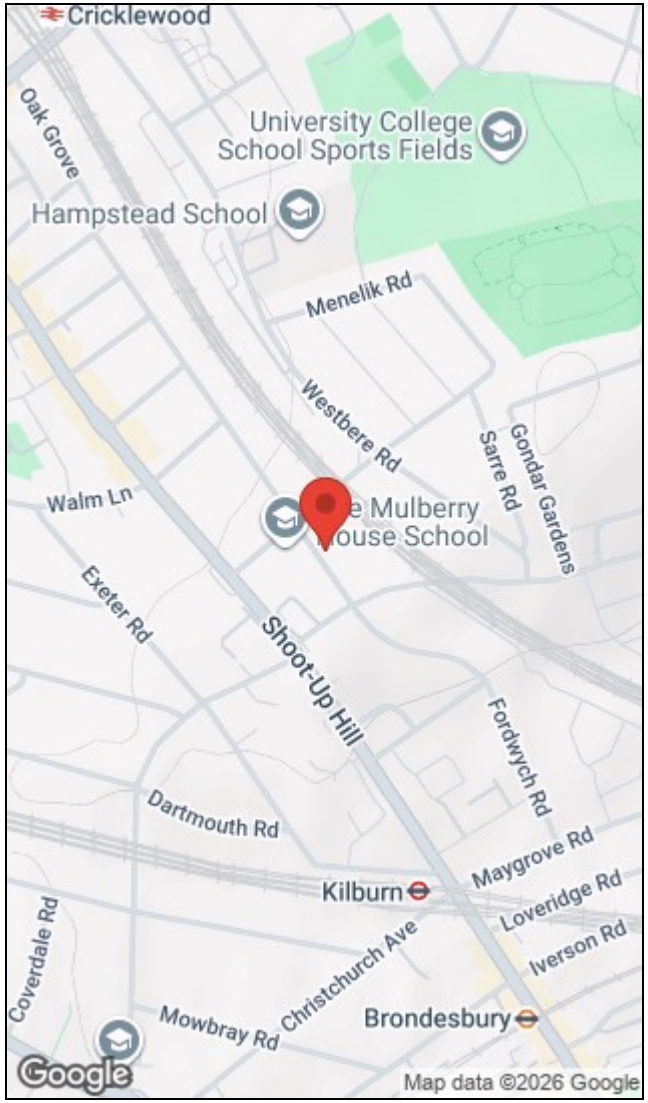


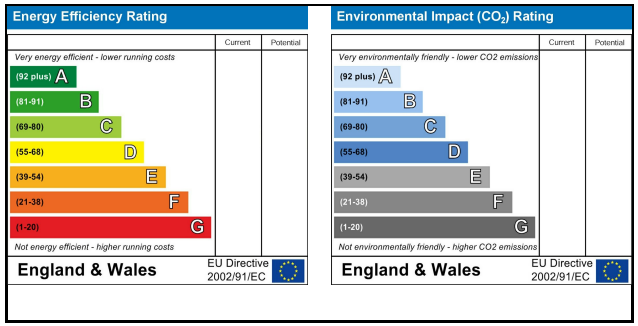
Lower Ground Floor
929 sq ft

Ground Floor
716 sq ft

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This plan is for layout guidance only and must not be relied upon as a statement of fact.
All measurements are approximate and for guidance only. Not to scale.
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