

Turner Close

Hampstead Garden Suburb, NW11

WAYNE & SILVER



The Property

An exceptional five-bedroom, three-bathroom Grade II listed detached residence with a south-west facing garden and off-street parking, discreetly positioned within one of Hampstead Garden Suburb's most exclusive closes.

Enjoying picturesque views across the communal green and located just moments from the Heath Extension, this wonderful home comes to the market for the first time in 30 years. Offering approximately 2,908 sq ft of well-balanced accommodation arranged over two floors, the property also benefits from a substantial undeveloped loft space, presenting excellent scope for conversion (subject to the necessary consents).

The house beautifully combines period charm with contemporary comfort. The ground floor features a welcoming entrance hall leading to an elegant front reception room with adjoining study area. To the rear, a magnificent 35 ft double reception/dining room overlooks the tranquil south-west facing garden, creating an ideal space for both entertaining and family living. The impressive 26 ft kitchen/breakfast room incorporates generous dining space and provides access to a separate utility room.

The first floor offers five well-proportioned bedrooms. The principal suite benefits from bespoke fitted wardrobes and a stylish en-suite bathroom with separate shower. Two further bedrooms share an interconnecting bathroom, providing flexible accommodation ideal for families or guests. There is an additional bedroom with en-suite facilities, alongside another spacious double bedroom.

Turner Close is regarded as one of Hampstead Garden Suburb's premier addresses, situated approximately 0.1 miles from the open green spaces of the Heath Extension and 0.9 miles from Golders Green Underground Station.

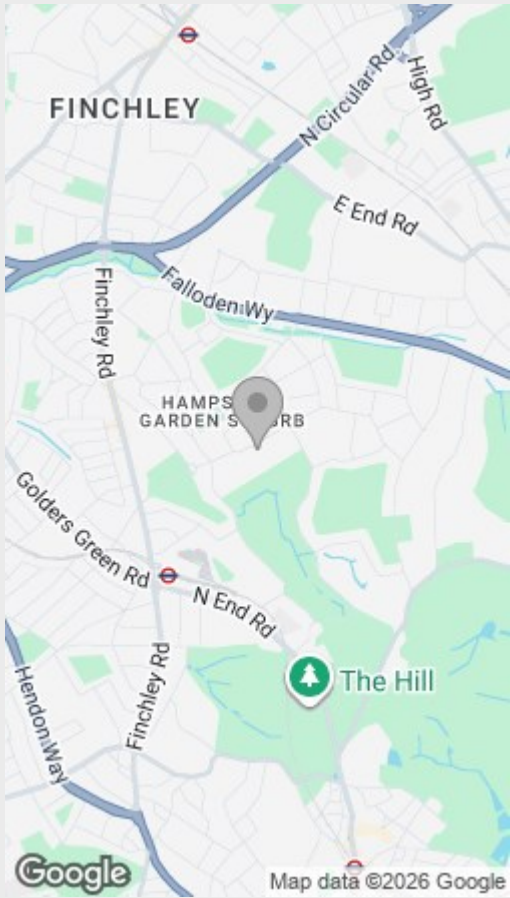
Key Features

- 5 bedroom 3 bathroom
- Detached
- Grade II listed
- 2908 sq ft / 270.24 sq m
- Extension possibilities (STPP)





Location







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Turner Close

£3,500,000

BEDROOMS

5

BATHROOMS

3

INTERNAL

2908.00 sq ft

EPC

D

LOCAL COUNCIL

Barnet

TAX BAND

H

TENURE

Freehold



Floorplan & EPC

£3,500,000

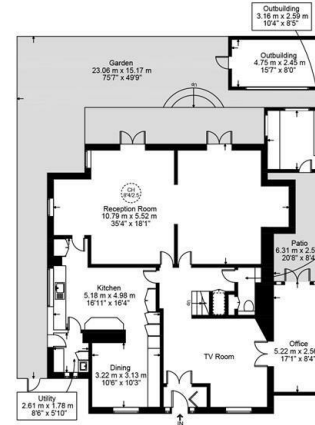
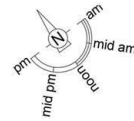
Turner Close, NW11

Approximate Gross Internal Area = 2908 sq ft / 270.24 sq m

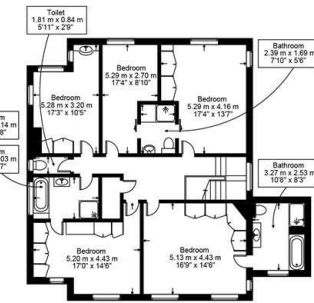
Restricted Height = 761 sq ft / 70.77 sq m

Loft = 1121 sq ft / 104.1 sq m

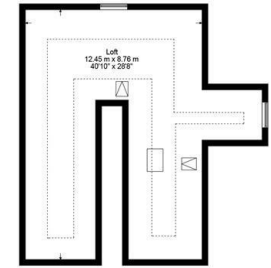
Outhouse = 201 sq ft / 18.68 sq m



Ground Floor



First Floor



Second Floor

= Reduced headroom below 1.5m/ 5' 0"

This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



IMPORTANT INFORMATION

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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We would be delighted to tell you more
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