



Connaught Drive, Hampstead Garden Suburb Borders, NW11

Freehold

£1,500,000

**litchfields**

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offices also in highgate

Spacious detached family home in a prime location, located on a sought-after road within easy reach of both The Market Place and Temple Fortune, this beautifully presented detached family house offers generous and versatile living space. The property is in excellent decorative condition and features expansive, light-filled open-plan living areas on the ground floor—perfect for modern family life and entertaining. Upstairs, you'll find five generously sized bedrooms, providing ample space for family and guests. The home also boasts a delightful south-east facing rear garden, ideal for outdoor relaxation and entertaining. Additional benefits include off-street parking and a prime position in a desirable neighbourhood.

5 bedrooms | Lounge/dining room | Kitchen/breakfast room | Family area | Study | Family bathroom | 2 en suite shower rooms | Downstairs wc | South-east facing rear garden | Off street parking | EPC=D





# Connaught Drive

Approximate Gross Internal Area = 2277 sq ft / 211.5 sq m  
 (Excluding Reduced Headroom / Void)  
 Reduced Headroom = 5 sq ft / 0.5 sq m  
 Total = 2282 sq ft / 212 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Whilst every effort is made to ensure these details are accurate, all measurements given are approximate and for guidance only. We are unable to comment on the structure of the building or services and any investigations should be carried out by a qualified surveyor. We strongly advise you to ensure that all legal aspects are fully investigated by your solicitor prior to a purchase. We have not applied tests to any appliances or equipment and therefore cannot verify these are in good working order. We understand from the vendor that the fixtures and fittings listed are to be included in the sale price but these may be subject to negotiation.