



TK International
020 7794 8700
www.t-k.co.uk

Residential Sales
Residential Lettings
Property Management

Sales Office:
9 Heath Street
Hampstead
London NW3 6TP
E: sales@t-k.co.uk

Lettings Office:
16-18 Heath Street
Hampstead
London NW3 6TE
E: lettings@t-k.co.uk

tk.international
TK International
TK International

Est.
1998



Heathgate Hampstead Garden Suburb NW11

Located on a prominent corner position on one of Hampstead Garden Suburbs most desirable roads is this handsome double fronted six bedroom detached house which offers nearly 5,000 sq ft of elegant accommodation over three floors, plus garaging for two cars, off street parking for a further two cars as well as a beautifully planted large wrap-around rear garden. The house is generally offered in good condition throughout but some aspects of it could benefit from some updating.

A major feature of this fine home is the generous interconnecting reception areas on the ground floor, which offer a large entrance reception hallway, dining room, double reception room, small music room and family room. There is a 26'x13' kitchen breakfast room plus utility room and guest w.c on this floor.

The first floor offers a principal suite of bedroom, en-suite dressing area and en-suite bathroom, plus two further bedroom suites with en-suite bathrooms, with the second floor offering three bedrooms suites all with en-suite bathrooms.

Externally, there is a well stocked and mature 108'x104' 'L' shaped garden that wraps itself around the house, mainly laid to lawn, with deep flowering borders all approached from raised terrace area ideal for al-fresco dining.

£4,950,000

Freehold

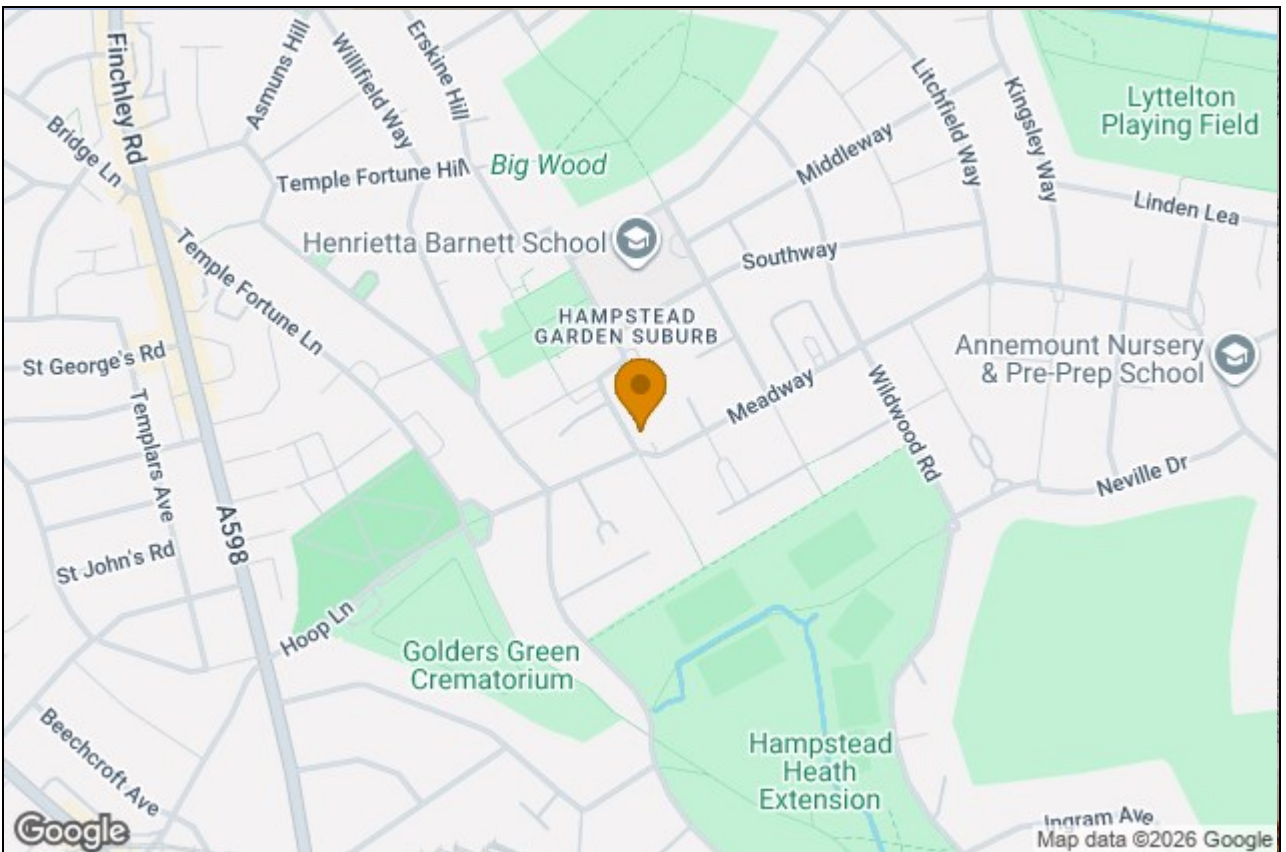












Heathgate NW11

Gross internal area (approx.)

470 Sq m (5056 Sq ft) Including Loft and under 1.5m

456 Sq m (4903 Sq ft) Excluding Loft and under 1.5m

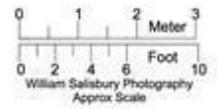
Site Area (approx.)

Acre 0.26 Hectares 0.10

For identification only, Not to Scale

Produced for and

copyrighted, to TK International ©



Ground Floor - Approx 242 Sq m - 2607 Sq ft

Not to Scale, for guidance only and must not be relied upon as a statement to fact.

All measurements areas are approximate only

(and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Heathgate NW11

Gross internal area (approx.)

470 Sq m (5056 Sq ft) Including Loft and under 1.5m

456 Sq m (4903 Sq ft) Excluding Loft and under 1.5m

Site Area (approx.)

Acre 0.26 Hectares 0.10

For identification only, Not to Scale

Produced for and copyrighted, to TK International ©



Third Floor - Approx 13 Sq m - 139 Sq ft



First Floor - Approx 125 Sq m - 1342 Sq ft



Second Floor - Approx 90 Sq m - 967 Sq ft

Not to Scale, for guidance only and must not be relied upon as a statement to fact.

All measurements areas are approximate only

(and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Heathgate NW11



Gross internal area (approx.)
 470 Sq m (5056 Sq ft) Including Loft and under 1.5m
 456 Sq m (4903 Sq ft) Excluding Loft and under 1.5m
 Site Area (approx.) Acre 0.26 Hectares 0.10
 For identification only, Not to Scale
 Produced for and copyrighted, to TK International ©



First Floor - Approx 125 Sq m - 1342 Sq ft



Second Floor - Approx 90 Sq m - 967 Sq ft



Third Floor - Approx 13 Sq m - 138 Sq ft



Drive
 Approximately
 16' 1" x 24' 5"
 (4.9x7.43)

Garden
 Approximately
 104' 6" x 108' 3"
 (31.86x32.98)

www.WilliamSalisbury.Photography

Not to Scale, for guidance only and must not be relied upon as a statement to fact. All measurements areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).