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# Frognal

## Hampstead

## NW3

Positioned on the corner of Frognal and Frognal Lane and within a short stroll of Hampstead Village, this exceptional three bedroom, three bathroom apartment occupies the upper two floors of an attractive period building and combines beautifully presented interiors including a trendy chevron wood flooring with unusually generous proportions and wonderful open views.

Entered at first floor level, the accommodation extends across the second and third floors and provides approximately 2,107 sq ft of total space, including restricted height areas and eaves storage (1,660 sq ft of gross internal accommodation). The areas of restricted height have been cleverly integrated into the design, maximising the use and versatility of the space throughout.

The second floor comprises a superb reception room with open views over Frognal Way, a private balcony, separate kitchen, study area and two bedrooms, one of which is ensuite, together with a further bathroom. The corner position gives the apartment a rare triple aspect, ensuring excellent natural light and a genuine sense of openness.

The entire top floor is dedicated to an impressive principal bedroom suite, with a vaulted 3m ceiling, extensive cleverly integrated storage and a luxurious ensuite bathroom featuring a double vanity, freestanding bath and separate shower, complemented by Velux windows at either end.

Presented in immaculate contemporary condition throughout, this is a highly distinctive home offering space, light, privacy and views in one of Hampstead's most desirable locations.

**£2,150,000** **SOLE AGENT** **Share of Freehold**












SIEMENS
SIEMENS





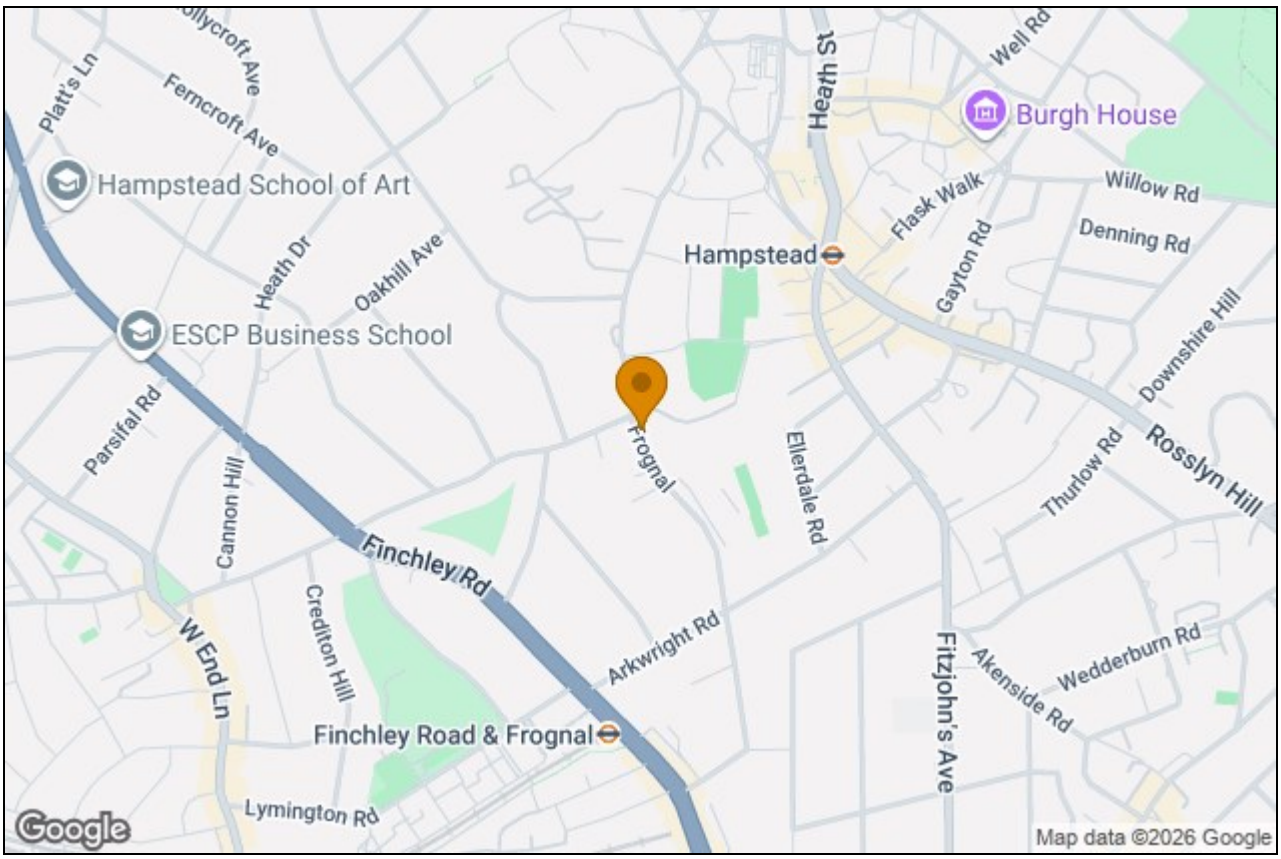


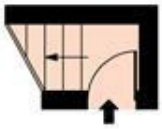

SHARP








Platt's Ln
Ferncroft Ave
Hampstead School of Art
Heath Dr
Oakhill Ave
ESCP Business School
Parsifal Rd
Cannon Hill
Finchley Rd
W End Ln
Crediton Hill
Arkwright Rd
Finchley Road & Frognal
Lymington Rd
Frognal
Hampstead
Heath St
Well Rd
Burgh House
Flask Walk
Willow Rd
Denning Rd
Gayton Rd
Downshire Hill
Rosslyn Hill
Thurlow Rd
Ellerdale Rd
Fitzjohn's Ave
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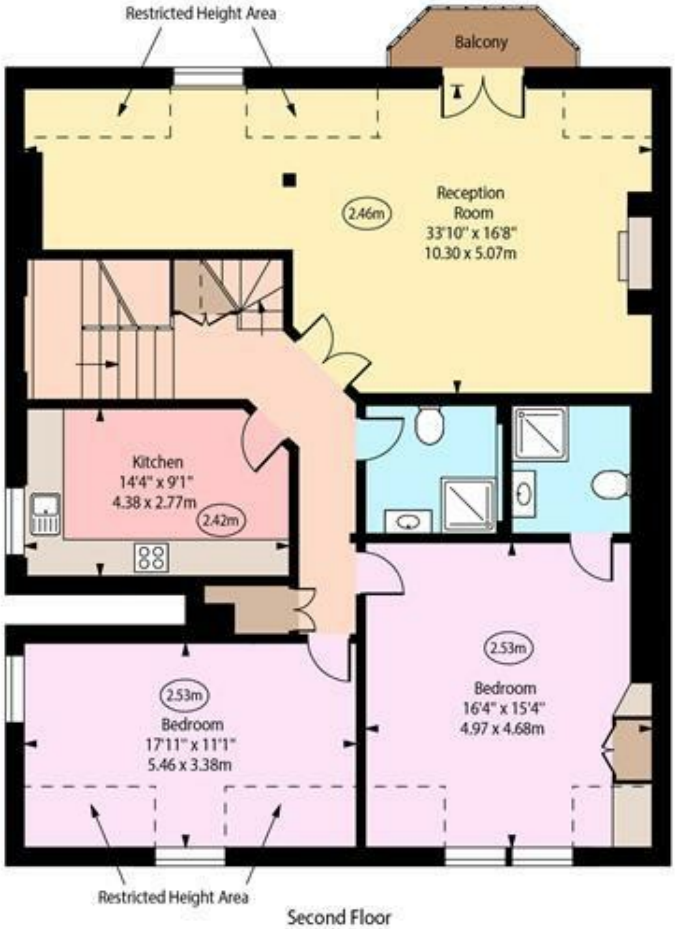


First Floor
Entrance

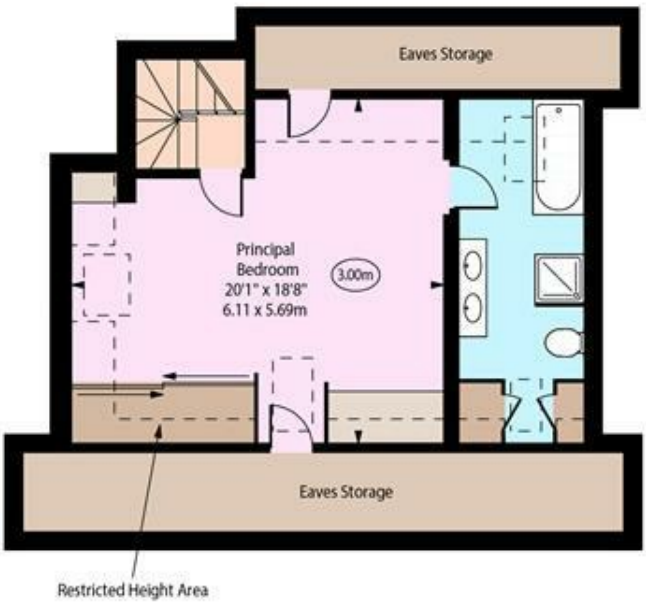
# Frognal,
# Hampstead, NW3




- Ceiling Height




Second Floor




Third Floor

Approx Gross Internal Area 1660 Sq Ft - 154.22 Sq M

Approx. Floor Area Including Restricted Heights 2107 Sq Ft - 195.78 Sq M

(Including Eaves Storage)

Every attempt has been made to ensure the accuracy of the floor plan shown.
However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.
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