



Christchurch Avenue, London, NW6

Leasehold - £574,950

Proud to offer For Sale this spacious and bright two-bedroom Garden flat set within this purpose building, on the sought-after Christchurch Avenue.

The property offers well-proportioned accommodation, featuring a generous reception room, two bedrooms, and a modern three-piece bathroom. To the rear, there is a fully fitted kitchen with integrated appliances, which opens directly onto a private rear garden. At the end of the garden sits a versatile summer house/home office, ideal for remote working or additional storage. Further benefits include a private front garden and a garage with a private parking space.

Situated in the highly regarded Brondesbury Conservation Area, the property is conveniently located close to Kilburn, West Hampstead, and Queen's Park, offering an excellent selection of local delis, cafés, bars, and restaurants. The open green spaces of Queen's Park are also within easy reach. Excellent transport links into Central London are provided by Kilburn Station (Jubilee Line - Zone 2) and Brondesbury Station (Mildmay Line - Zone 2). Early viewing is highly recommended.



020 7328 2828

enquiries@cameronsstiff.co.uk
cameronsstiff.co.uk

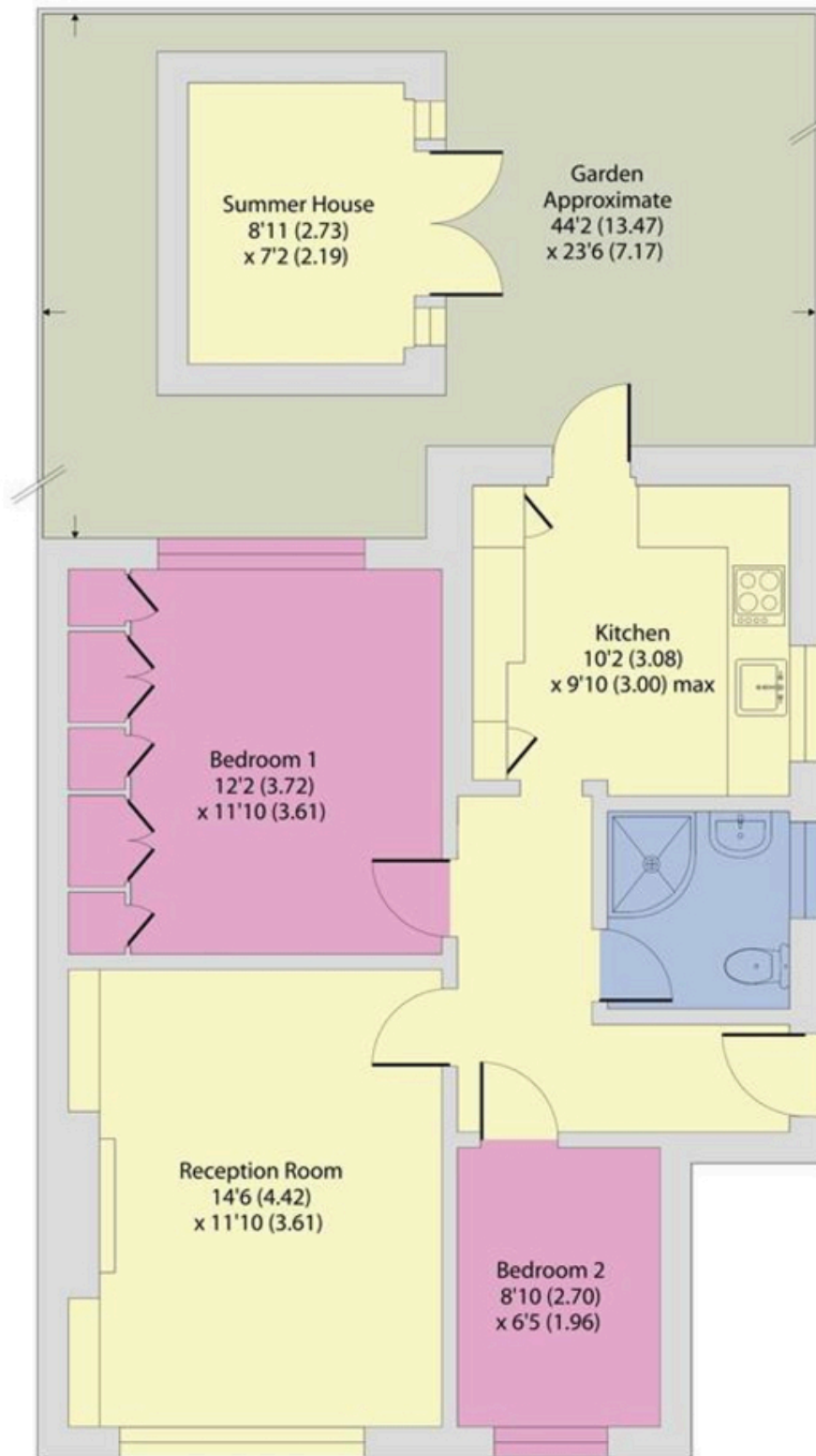
Christchurch Avenue, London, NW6

Approximate Area = 612 sq ft / 56.8 sq m

Outbuilding = 64 sq ft / 5.9 sq m

Total = 676 sq ft / 62.7 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2026. Produced for Camerons Stiff & Co. REF: 1401318