



Lampards

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4a Lonsdale Road,
Queens park,
NW6 6RD

Glengall Road, NW6

£900,000

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Occupying the first and second floors of an attractive Victorian building, this exceptionally bright apartment offers in excess of 1,000 sq ft of well-proportioned accommodation, together with something that is particularly rare in this part of Queen's Park: a private and unusually large roof terrace.

The accommodation is arranged over two floors, with the principal living spaces thoughtfully separated from the bedrooms. The first floor provides two large double bedrooms, a beautifully appointed new bathroom and a generous kitchen diner, with excellent storage throughout. The upper floor is given over to a substantial reception room, which opens directly onto the private roof terrace. The terrace is a real feature of the property, providing an impressive amount of private outdoor space and an ideal setting for entertaining, dining or simply enjoying the elevated outlook.

The apartment is exceptionally bright and has been finished to a good standard, with a clean, contemporary feel complemented by the character and proportions of the Victorian building. The combination of scale, natural light, storage and outdoor space makes this an unusually versatile home.

The location is equally compelling. Queen's Park and Lonsdale Road are both within very close proximity, placing an excellent selection of independent shops, cafés, restaurants and local amenities almost immediately on the doorstep. Queen's Park itself provides a wonderful open space, while Queen's Park Station is close by, offering Bakerloo line services into central London.

Large Victorian apartments with their own substantial roof terraces are exceptionally uncommon in Queen's Park, making the combination of space, location and private outdoor accommodation a particularly notable feature of this property.



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Glengall Road, NW6
Total Area: 95.4 sq ft - 1000 sq ft (excluding terrace)



- In excess of 1,000 sq ft
- Two large double bedrooms
- Private and exceptionally large roof terrace
- Substantial upper floor reception room
- Generous kitchen diner
- Beautifully appointed new bathroom
- Period features throughout
- Excellent storage
- Share of freehold
- Easy access to the Bakerloo Line, Jubilee Line and Overground



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

