



Frognal

Hampstead, NW3

Asking Price £800,000

Set on the first floor of an attractive period building, this beautifully arranged two bedroom flat extends to approximately 626 square feet and benefits from a superb private west facing terrace.

The property is centred around an impressive 21'2 x 12'1 open-plan reception, dining room and kitchen, offering a bright living space with direct access to the private terrace.

The accommodation comprises a generous 17'7 principal bedroom, a second bedroom with access to the terrace, a bathroom, and a welcoming entrance hall with useful storage. The private terrace provides an excellent outdoor retreat, perfect for al fresco dining or relaxing during the warmer months.

Ideally located on Frognal, NW3, the flat is just half a mile from Hampstead Village's renowned collection of shops, cafés and restaurants. Excellent transport links are also available nearby, including Hampstead Underground (Northern Line) and Finchley Road Underground (Jubilee and Metropolitan Lines) just 0.3 miles away. Sole agent.



Frognal

Hampstead, NW3

- First floor flat within an attractive period building
- Approximately 626 square feet
- Superb private west-facing terrace
- Bright 21'2 x 12'1 living space
- Generous 17'7 principal bedroom
- Second bedroom with access to the terrace
- Modern bathroom
- Entrance hall with useful storage
- 0.5 miles from Hampstead Village's shops, cafés and restaurants
- 0.3 miles from the Northern Line
- 0.3 miles from Jubilee Line



Tenure: Leasehold 93 years 9 months remaining as of June 2026

Service Charge: £2,949 per annum

Ground Rent: £100 rising to £400 per annum.

Local Authority: Camden

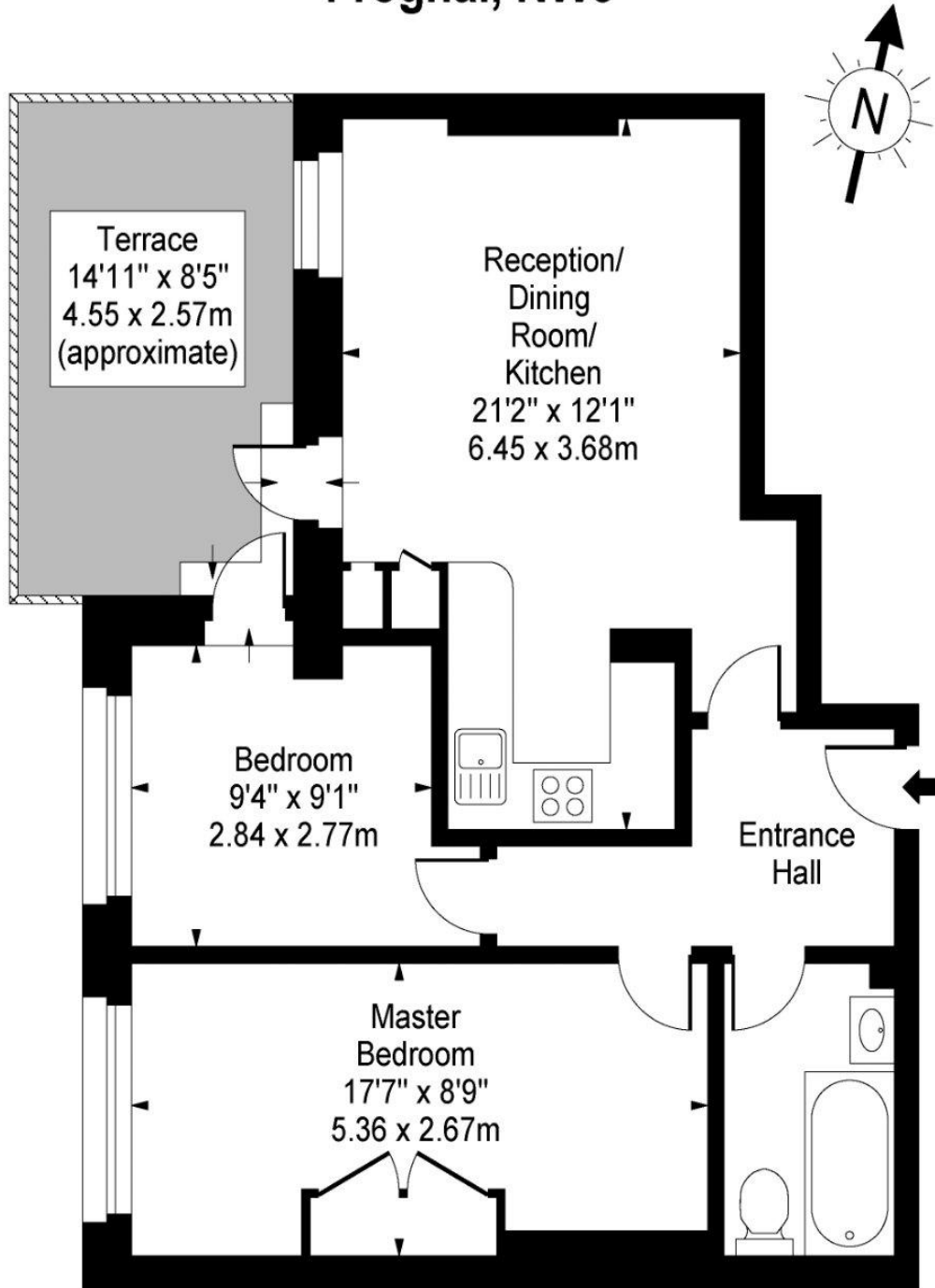
Council Tax Band: E

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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First Floor

Approx Gross Internal Area **626 Sq Ft - 58.16 Sq M**

For Illustration Purposes Only - Not To Scale

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