



Langland Gardens

Hampstead, NW3

£1,850 per month
(£426.92 per week)

VIDEO TOUR AVAILABLE. A delightful 1st floor studio apartment in this Victorian conversion with good storage situated in this excellent location a short way from Finchley Road (Jubilee Line) and close to Hampstead (Northern Line).

CHESTERTONS



Langland Gardens

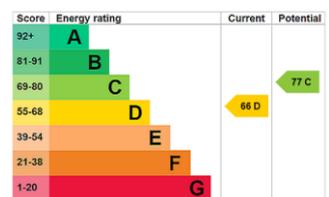
Hampstead, NW3

- A Delightful 1st Floor Studio Apartment in Victorian Conversion
- 0 Bedroom, Reception, Kitchen, Shower Room
- Good Storage
- Excellent Location, Short Walk Away From Finchley Road (Jubilee Line), Close to Hampstead (Northern Line)



VIDEO TOUR AVAILABLE. A delightful 1st floor studio apartment in this Victorian conversion with good storage. The property is situated in this excellent location a short way from Finchley Road (Jubilee Line) and close to Hampstead (Northern Line). Accommodation comprises reception/bedroom, open plan fully fitted kitchen, bathroom.

Minimum Term: 12 months
Deposit Required: £2,134.62
Local Authority: London Borough Of Camden
Council Tax Band: B
EPC Rating: D
Furnished



Chestertons Hampstead Lettings

55-56 Hampstead High Street
 Hampstead
 London
 NW3 1QH
 hampsteadlettingsusers@chestertons.co.uk
 02077941125
 chestertons.co.uk

Additional tenant charges apply (fees apply to non-AST tenancies only)
 Tenancy Agreement Fee: £300
 References per Tenant/Guarantor: £60
 Inventory check (approx. £100 – £250 inc. VAT)
chestertons.co.uk/property-to-rent/applicable-fees

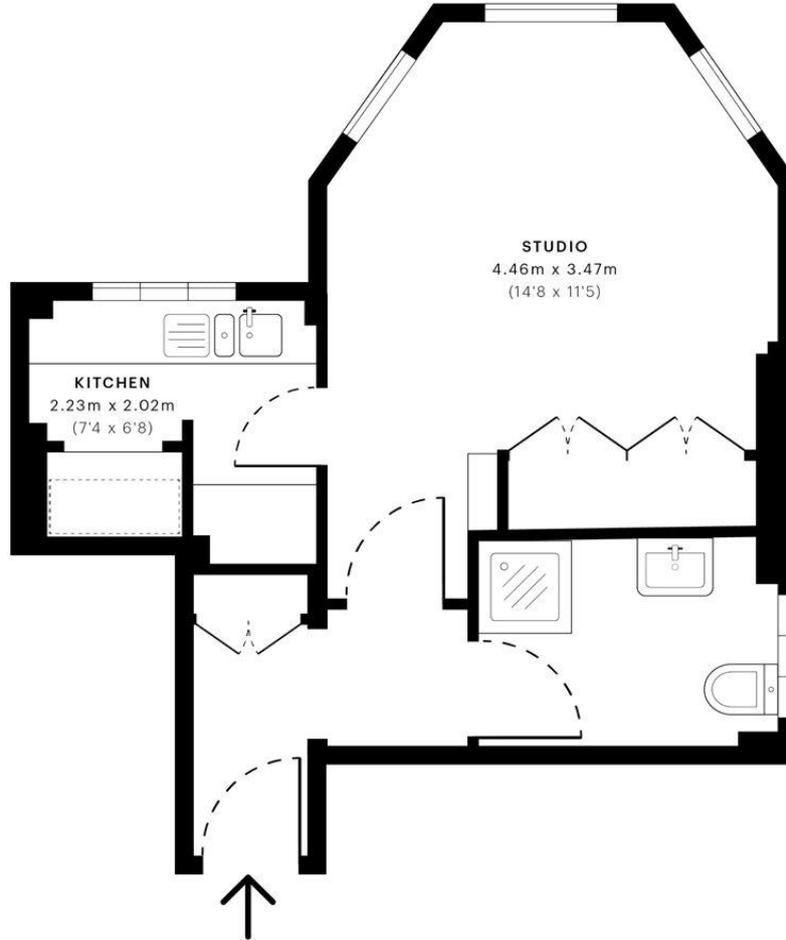


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CAPTURE DATE 23/06/2022 LASER SCAN POINTS 34,802,926

GROSS INTERNAL AREA

24.76 sqm / 266.51 sqft



— First Floor

 **GROSS INTERNAL AREA (GIA)**
The footprint of the property
24.76 sqm / 266.51 sqft

 **NET INTERNAL AREA (NIA)**
Excludes walls and external features
Includes washrooms, restricted head height
23.30 sqm / 250.80 sqft

 **EXTERNAL STRUCTURAL FEATURES**
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft

 **RESTRICTED HEAD HEIGHT**
Limited use area under 1.5 m
0.45 sqm / 4.84 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 25.30 sqm / 272.33 sqft
IPMS 3C RESIDENTIAL 24.02 sqm / 258.55 sqft

SPEC ID: 62b2f7664c04560e3609b69a

