



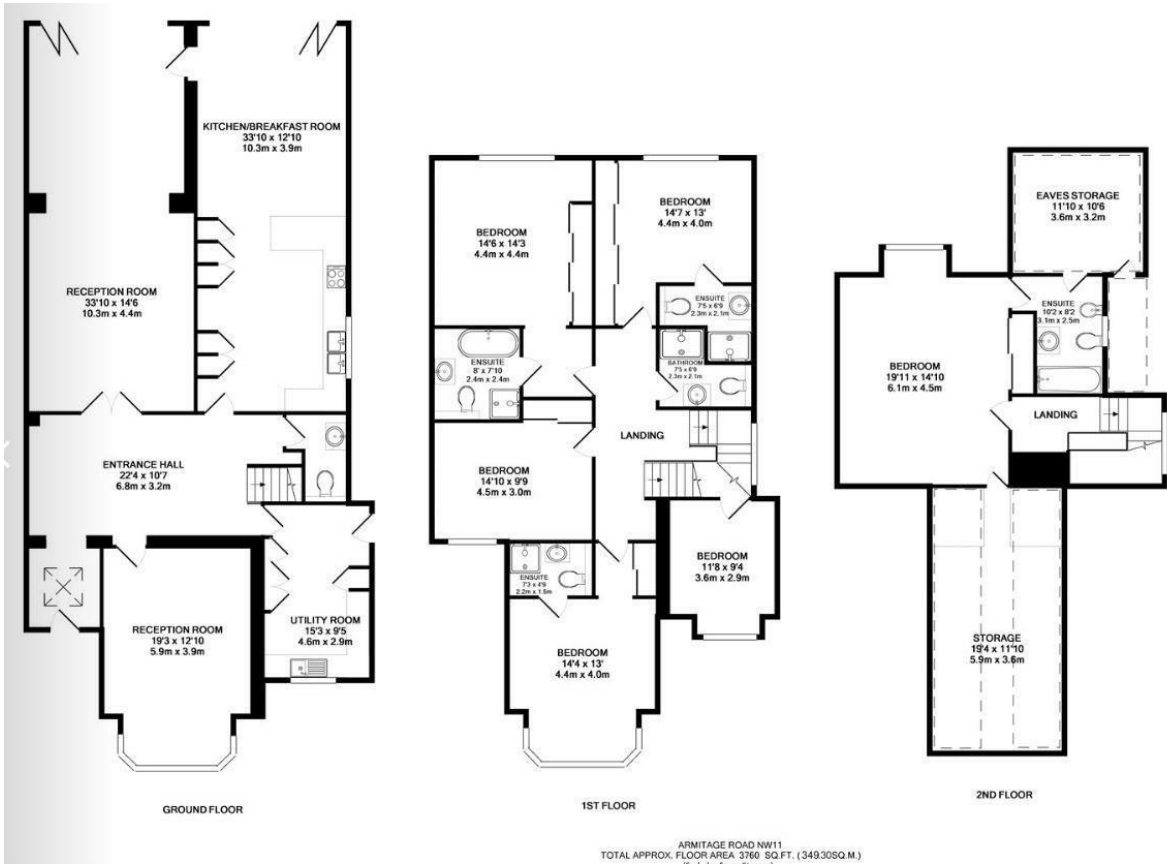
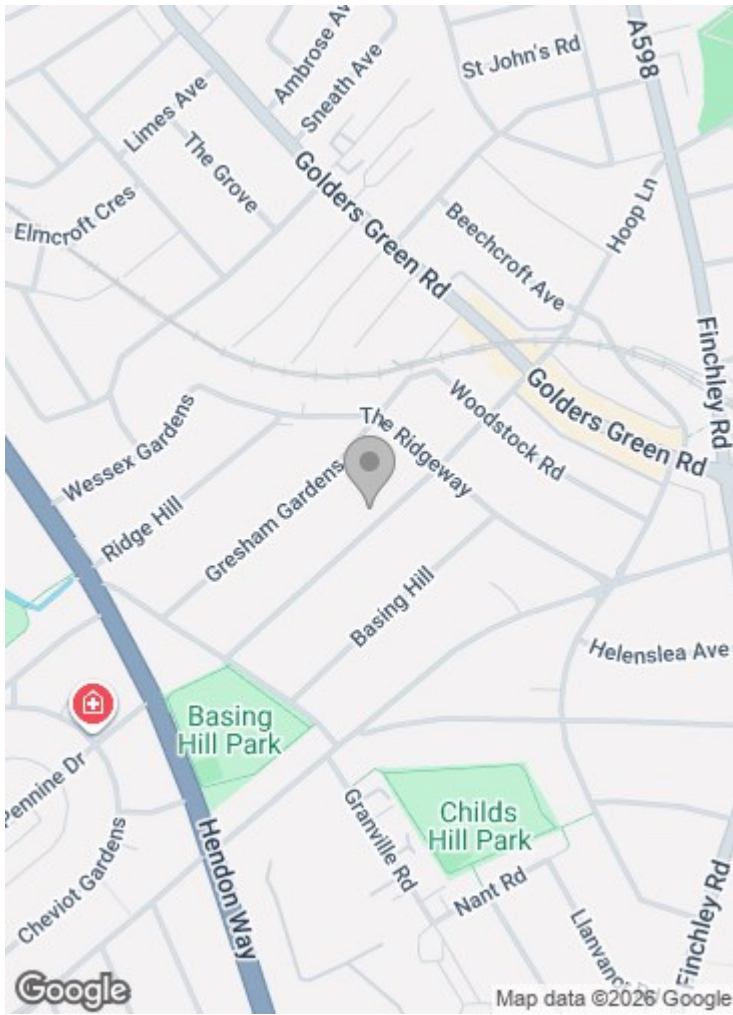
**Armitage Road  
NW11 8RA**

**£2,300 per week**

A wonderful family home that has been meticulously refurbished throughout, offering approximately 3,760 sq ft of beautifully designed living space. The house comprises six bedrooms and five bathrooms, four of which are en suite, alongside expansive entertaining areas including two reception rooms, a beautiful bay-fronted dining room and stunning modern, fully fitted eat-in kitchen. Additional features include a guest WC, a second kitchen/utility room, air conditioning in the two main bedrooms, excellent built-in cupboards and a super large carpeted eaves storage room on the top floor.

The property benefits from a patio leading onto a large lawned garden, ideal for entertaining, as well as off-street parking for several cars.

Armitage Road is ideally located for the excellent local amenities, shops, restaurants, and transport links of Golders Green, including the Northern Line Underground station.



Important notice: These particulars are issued for guidance only. They are intended to give a fair overall description of the property and do not constitute a warranty of any kind or to be an offer or contract in whole or in part. Nothing in these particulars shall be deemed to constitute a representation that the property is in good structural condition nor that any services, appliances, equipment or facilities are in good working order. Notwithstanding that all information contained in these particulars, both in the text and in any plans and photographs is given in good faith, intending purchasers should make their own enquiries as to the accuracy of all matters upon which they intend to rely. Measurements are given for guidance only.

85 - 87 BAYHAM STREET  
LONDON NW1 0AG

45 CIRCUS ROAD  
LONDON NW8 9JH

T: +44 0207 1234 152  
info@phillipsharrod.com

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential