



Goldhurst Terrace

South Hampstead, NW6

Asking Price £725,000

A bright and well-proportioned two-bedroom first-floor flat, ideally situated on Goldhurst Terrace in South Hampstead. Extending to approximately 624 square feet, the property offers well-balanced accommodation together with the considerable benefit of both a private terrace and a private balcony.

The principal living space is a particularly impressive reception room measuring approximately 15'4" x 12'8", with high ceilings, excellent natural light and direct access to the outside space. The room is open to a well-appointed fitted kitchen, creating a practical and convenient living environment. The kitchen provides an extensive range of wall and base units, integrated appliances and generous work surfaces.

The principal bedroom, measuring approximately 13'5" x 11'6", is a generous double room with a full wall of fitted mirrored wardrobes, providing excellent storage. Two large windows ensure the room is bright and airy.

The second bedroom measures approximately 11'1" x 10'6" and would work equally well as a comfortable home office or study.

A contemporary bathroom and useful entrance hallway complete the accommodation.

Externally, the property benefits from a good-sized terrace measuring approximately 16'9" x 6'1", as well as a further balcony measuring approximately 11'2" x 7'7", providing an unusual amount of valuable outside space for flat in this prime location.

Situated on Goldhurst Terrace, a premier address in South Hampstead, the property is well placed for the extensive range of shops, cafés and restaurants found along Finchley Road, West End Lane and the surrounding South Hampstead area, while South Hampstead Overground and Finchley Road Underground (Jubilee & Metropolitan Lines) are also within easy reach.

CHESTERTONS



Goldhurst Terrace

South Hampstead, NW6

- Well configured two bedroom flat
- 624 square feet
- High ceilings
- Built in wardrobes
- Private terrace & a private balcony
- Superb location in South Hampstead



Tenure: Leasehold 173 years remaining

Service Charge: £800 per annum

Ground Rent: £0

Local Authority: Camden

Council Tax Band: F

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	68 D	78 C
39-54	E		
21-38	F		
1-20	G		

Chestertons Hampstead Sales

55-56 Hampstead High Street

Hampstead

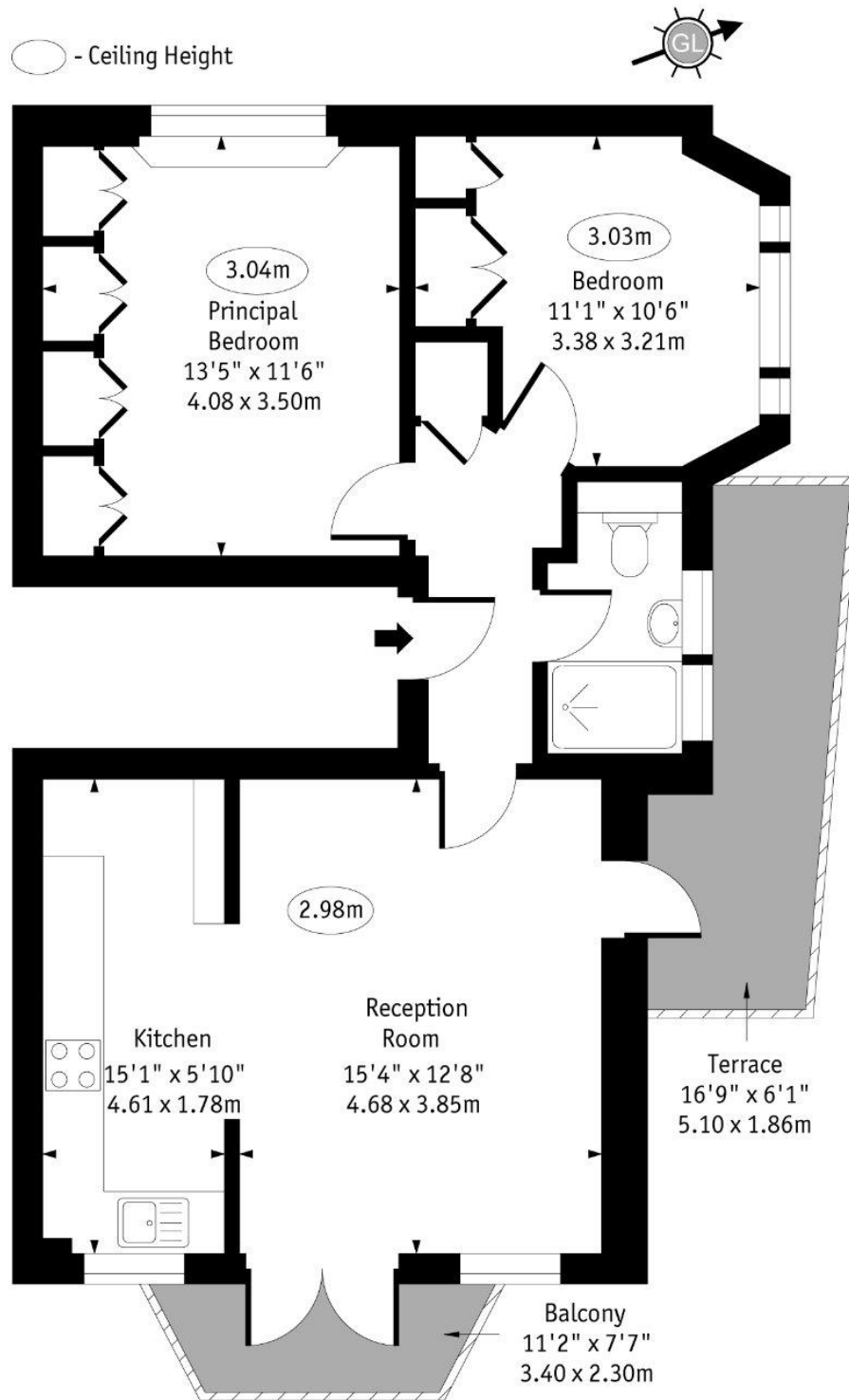
NW3 1QH

hampstead@chestertons.co.uk

020 7794 3311

[chestertons.co.uk](https://www.chestertons.co.uk)

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First Floor

Approx Gross Internal Area

624 Sq Ft - 58.06 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

www.goldlens.co.uk
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