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Est. 1998

West Heath Gardens

Hampstead

NW3

An exceptional detached residence extending to approximately 2,364 sq ft, set within the peaceful cul-de-sac of West Heath Gardens, moments from the open spaces of Hampstead Heath.

Arranged over two floors, the house has been thoughtfully designed and finished to an exceptionally high standard, offering stylish and versatile accommodation throughout. The ground floor features an impressive reception room, separate dining room, study, well-appointed kitchen, utility room, guest WC, wine store and two useful storage rooms.

Upstairs, offers a generous principal bedroom with en-suite bathroom, three further bedrooms and a family bathroom. The interiors are particularly striking, combining elegant design with a warm and contemporary feel, with extensive wood flooring and excellent built-in storage.

Outside, the south-west facing garden provides a wonderful private setting for entertaining and relaxing, while the property also offers off-street parking for one to two cars.

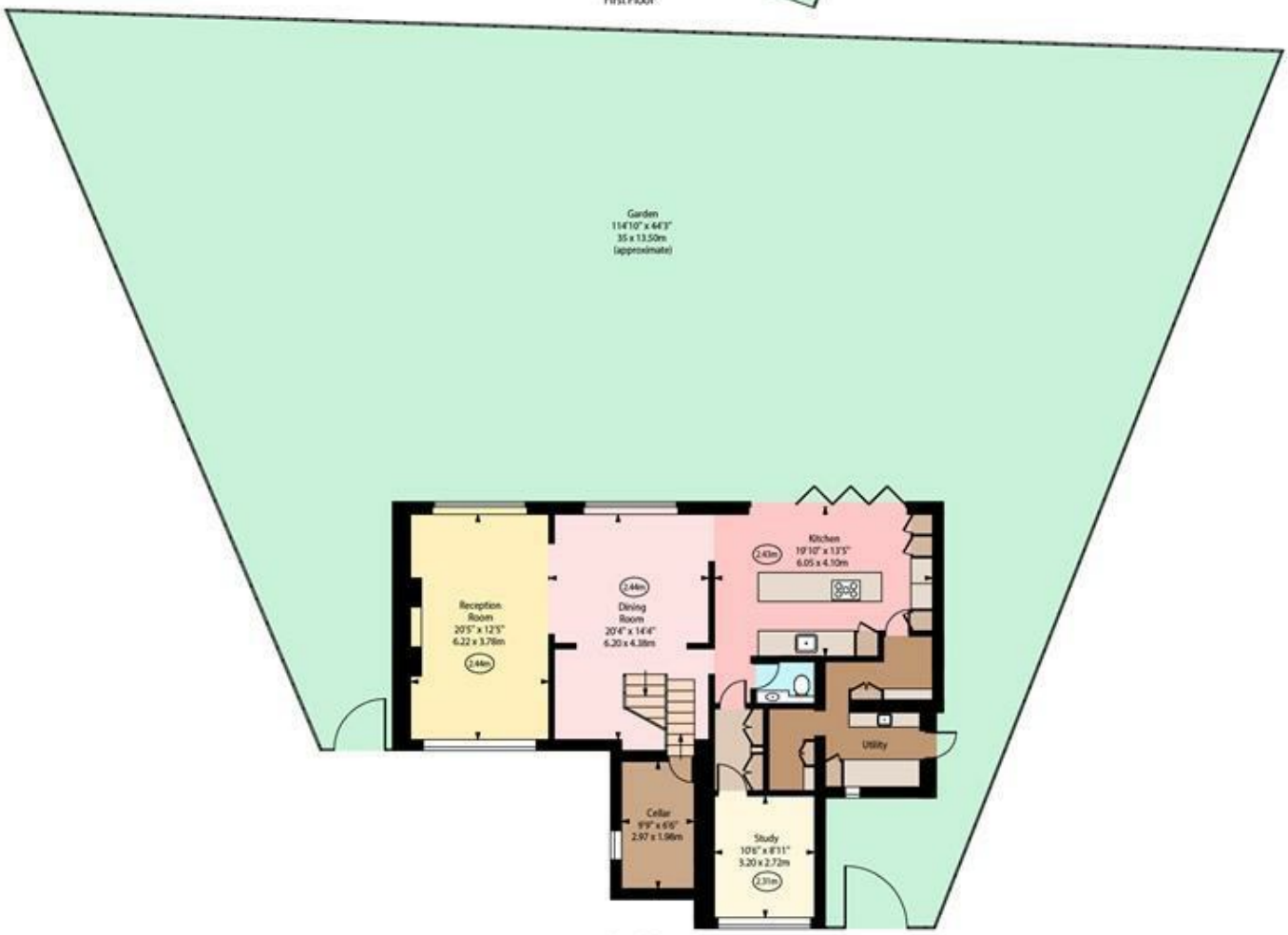
The location is exceptionally well positioned for access to Hampstead Heath, Golders Hill Park and Hampstead Village. Golders Green (Northern Line) is approximately a 15-minute walk away, while a range of excellent bus services providing convenient access towards the West End are also within easy walking distance.

£2,800,000 **JOINT SOLE AGENT** **Freehold**

MANDELA

West Heath Gardens, NW3

First Floor



Ground Floor

Approx Gross Internal Area 2425 Sq Ft - 225.28 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.goldfems.co.uk
Prepared for TK International
Ref. No. 0326222