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## **Elm Walk Hampstead NW3**

An imposing and lateral six bedroom, five bathroom, double fronted detached residence (5,149sq ft / 478sq m) situated in this highly desirable cul-de-sac adjacent to Hampstead Heath.

Entered via a striking double volume hallway, the ground floor features an elegant double reception room, dining room and a magnificent Neil Lerner kitchen breakfast room and family room all opening onto the garden. The lower level can be accessed from two separate staircases and provides excellent natural light to a large media room and study area, gymnasium/games room and staff bedroom suite. There is also a large utility room and various store rooms.

The first floor provides a seductive principal bedroom suite with a fully lined dressing room & elegant bathroom. In addition, there are two further double bedrooms both with en-suite bathrooms and fitted wardrobes. The top floor offers two further bedrooms and a family bathroom.

This outstanding home benefits from a wealth of features to include under floor heating, air conditioning, programmed lighting, an integrated sound system and CCTV.

There's also a delightful westerly facing rear garden and off street parking for two cars. The extensive facilities of fashionable Hampstead Village (Northern Line) are within half a mile.

**£8,495,000**

**Freehold**





















# 2 ELM WALK HAMPSTEAD LONDON NW3



Gross internal area (approx.)  
516 Sq m (5554 Sq ft) including Under 1.5m  
478 Sq m (5149 Sq ft) Excluding Under 1.5m

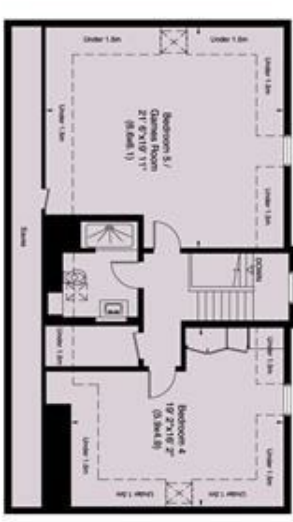
Lower Floor



Ground Floor



Second Floor



First Floor

