



THE ESTATE COMPANY



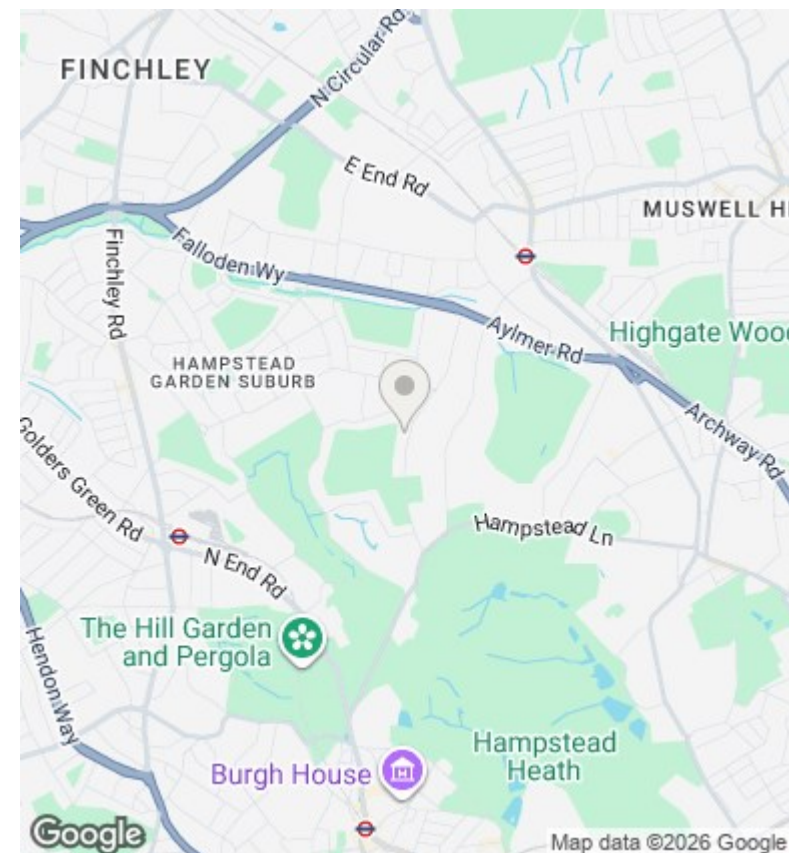
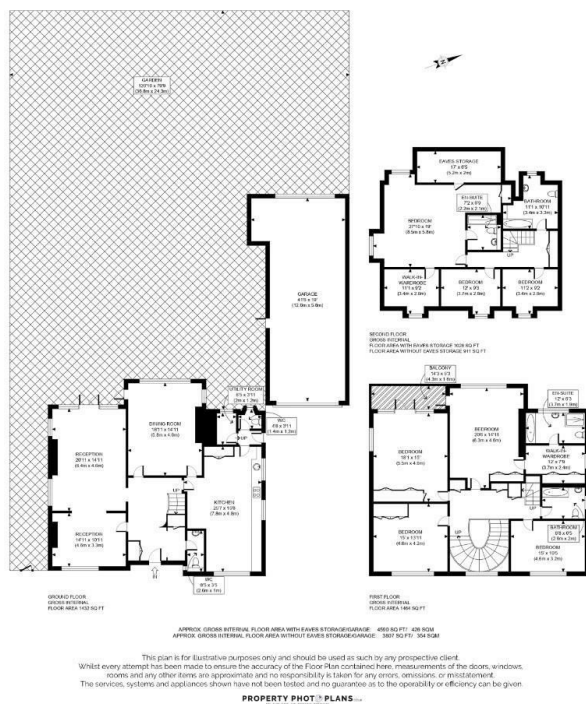
## Winnington Road, Hampstead Garden Suburb, London, N2 0TX

£4,000 Per Calendar Month

- 4590 sq ft
- 3 Receptions
- Vast Private Gardens
- Unfurnished
- 7 Bedrooms
- Double Garage
- Excellent Condition Throughout
- 4 Bathrooms
- Off Street Parking
- Balcony

22 Barkat House, 116/118 Finchley Road, London, NW3 5HT  
020 7372 5000

[enquiries@theestatecompany.com](mailto:enquiries@theestatecompany.com)



## Directions

## Viewings

Viewings by arrangement only. Call 020 7372 5000 to make an appointment.

## Council Tax Band

B

## EPC Rating:

D

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         | 84        |
| (69-80) C                                   |                         |           |
| (55-68) D                                   | 57                      |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |