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Belsize Road, London, NW6

Guide Price £450,000



A lovely and bright one bedroom apartment located on the second floor of this period conversion in the heart of South Hampstead.

The property benefits from one large master bedroom with storage, spacious living area with big windows and wooden flooring, modern semi open-plan kitchen with integrated appliances and a sleek bathroom. The property would be a wonderful home for a couple or single person.

Belsize Road is perfectly located for the many transport connections with the Jubilee Line, Metropolitan Line and London Overground all within easy reach, as well as the shops, restaurants and bars of both West Hampstead and Finchley Road.

223 West Ends Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777
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KEY FEATURES

- One bedroom
- Modern apartment
- Bright & spacious
- Fantastic Location
- Wood flooring
- Lease: 107 years
- Service Charge: tbc
- Ground Rent: £100 per year
- Council Tax Band: C





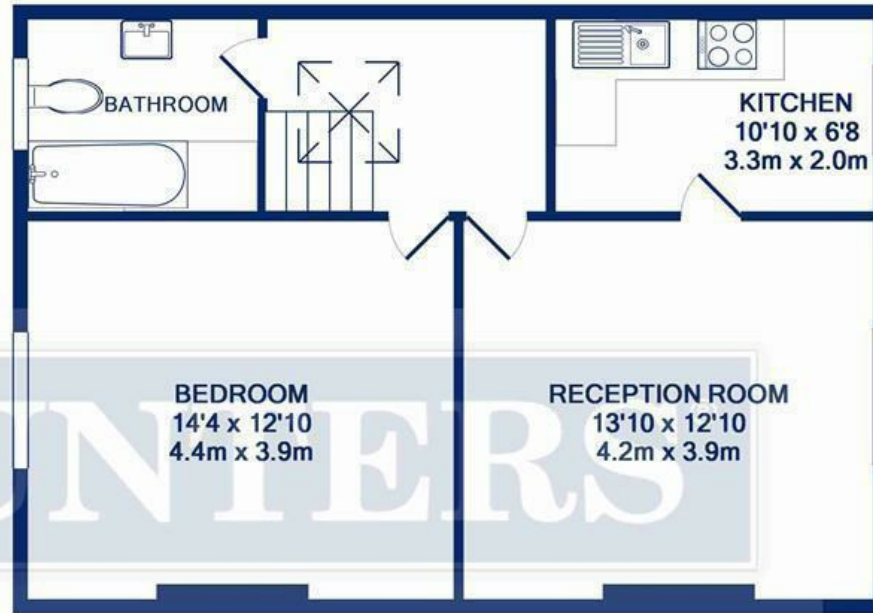


HALLWAY

1ST FLOOR
APPROX. FLOOR
AREA 34 SQ.FT.
(3.2 SQ.M.)



SPLIT LEVEL
APPROX. FLOOR
AREA 51 SQ.FT.
(4.8 SQ.M.)



BATHROOM

KITCHEN
10'10 x 6'8
3.3m x 2.0m

BEDROOM
14'4 x 12'10
4.4m x 3.9m

RECEPTION ROOM
13'10 x 12'10
4.2m x 3.9m

2ND FLOOR
APPROX. FLOOR
AREA 543 SQ.FT.
(50.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 628 SQ.FT. (58.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Potential		Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
Current	Potential	Current	Potential
	56		61
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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