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BEECHWORTH CLOSE, NW3





## SOLE AGENT. FREEHOLD. GUIDE PRICE £5,000,000

On the market for first time in over 38 years, we are proud to offer this 1960's designed freehold detached family home, arranged over 3 floors.

It proudly sits on 0.38 acres (0.54 Hectares) of manicured garden, set in an exclusive cul-de-sac off West Heath Road, in prime Hampstead. Very few properties in this cherished position change hands over time.

2 RECEPTION ROOMS: DINING ROOM: KITCHEN: PRINCIPAL BEDROOM WITH EN SUITE BATHROOM: 4 FURTHER BEDROOMS: 2 FAMILY BATHROOMS: UTILITY ROOM: GUEST WC: STORE ROOM: BOILER ROOM: GARAGE: REAR GARDEN: OFF-STREET PARKING





Built by the current owner and spanning 2,866 sq ft (266 sqm) of accommodation, architecturally speaking, it is typical of the period and was originally built to a good standard and has been very well maintained since.

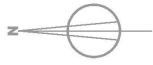
Although the property is ripe for extensive refurbishment, there may be some interest in redeveloping it, subject to obtaining the necessary planning consent. We have an informal planning brief from a local expert planning consultant, Emma McBurney of Michael Burroughs & Associates, which can be sent upon request.



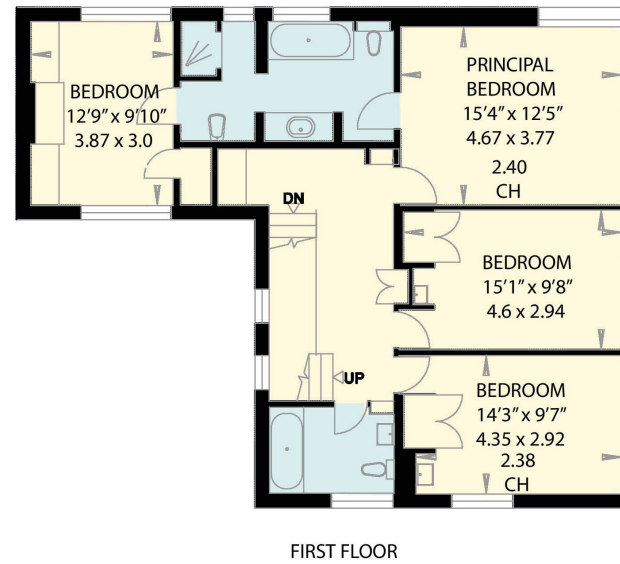
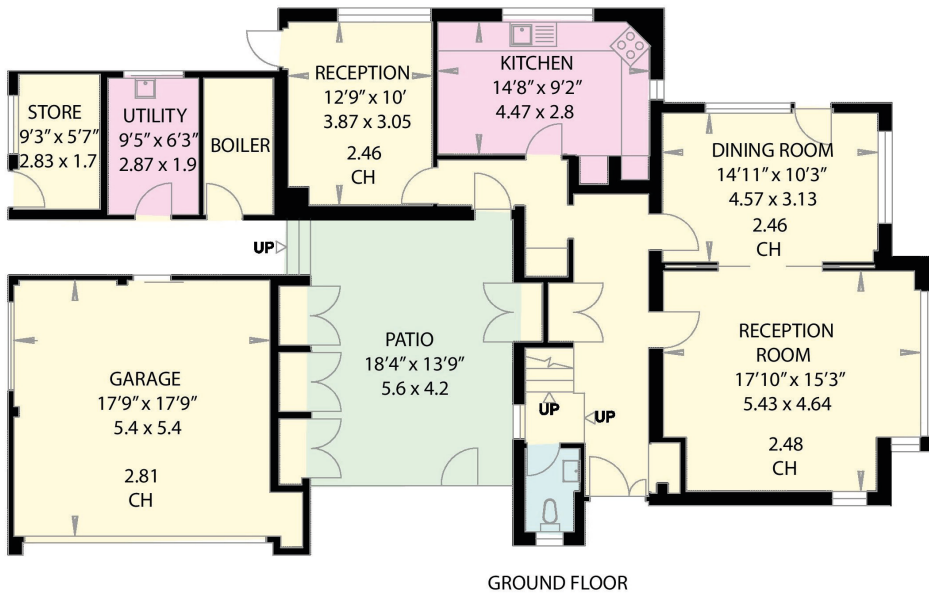
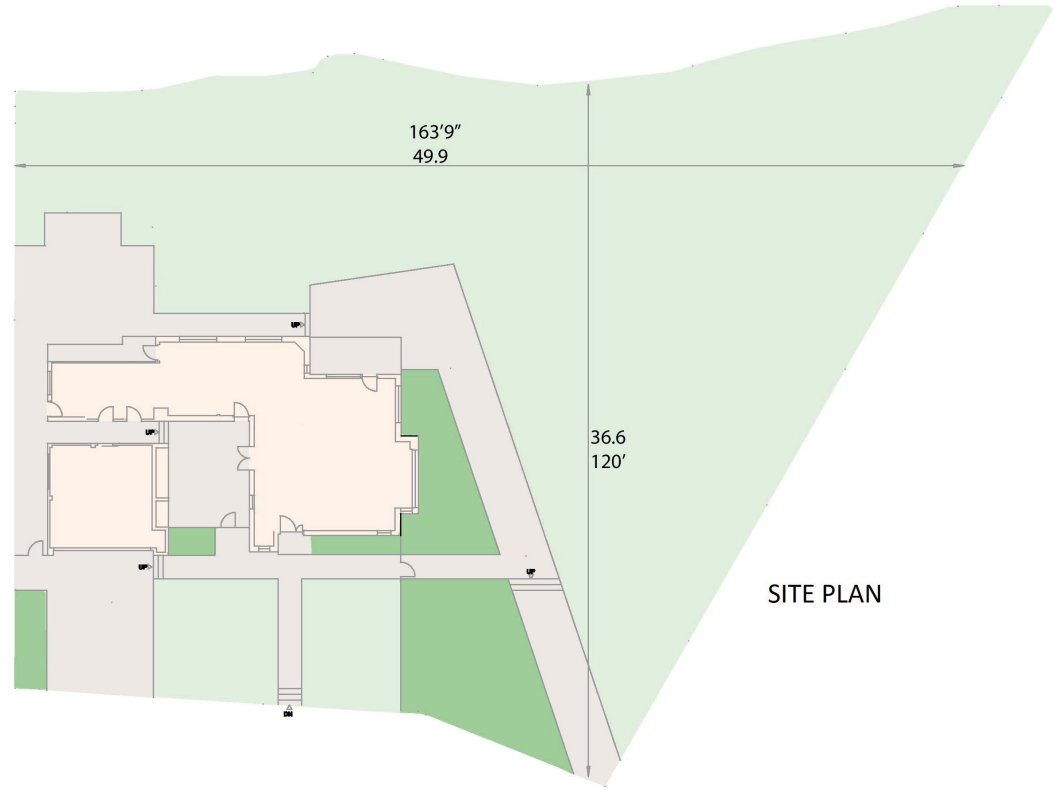
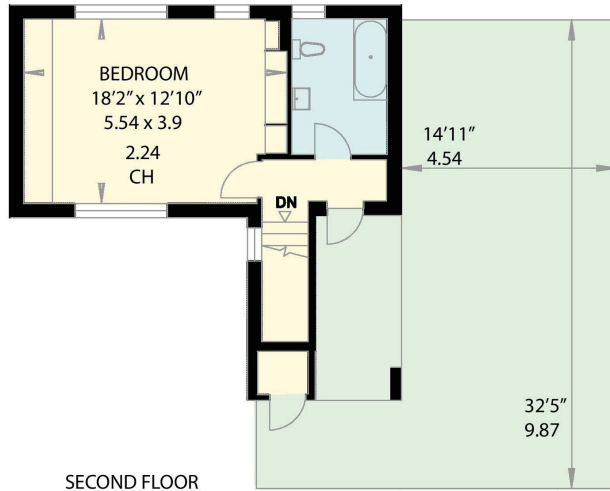








BEECHWORTH CLOSE  
LONDON NW3  
Gross Internal Area = 2866 sq feet  
266.2 sq metres  
0.38 ACRES



Energy rating	Current	Potential
A		
B		
C		80 C
D	58 D	
E		
F		
G		







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ALL ENQUIRIES TO:

SALES@GLENTREE.COM

020 8458 7311

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