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LINDEN LEA N2



FREEHOLD. MAIN AGENT.

£3,495,000.

ENTRANCE HALL: LIVING ROOM: KITCHEN: STUDY: 2 GUEST WC:

5 BEDROOMS (2 WITH EN SUITES): 2 FAMILY BATHROOMS: OFF-

STREET PARKING: REAR LANDSCAPED GARDEN: EPC RATING E:

COUNCIL TAX BAND H



A beautifully appointed family home having been meticulously refurbished and remodelled to the highest of standards. Offering just under 3,000 sq ft over 3 floors, the ground floor features a light and spacious double reception room, a "Bulthaup" kitchen/ breakfast room with ""Miele" appliances, staff room with ensuite shower room and guest cloakroom.

On the upper floors there are 5 double bedrooms including a magnificent master bedroom suite which includes a large dressing room and full luxurious bathroom. Plus a further family bathroom and 2 ensuite shower rooms serving the other 4 bedrooms.

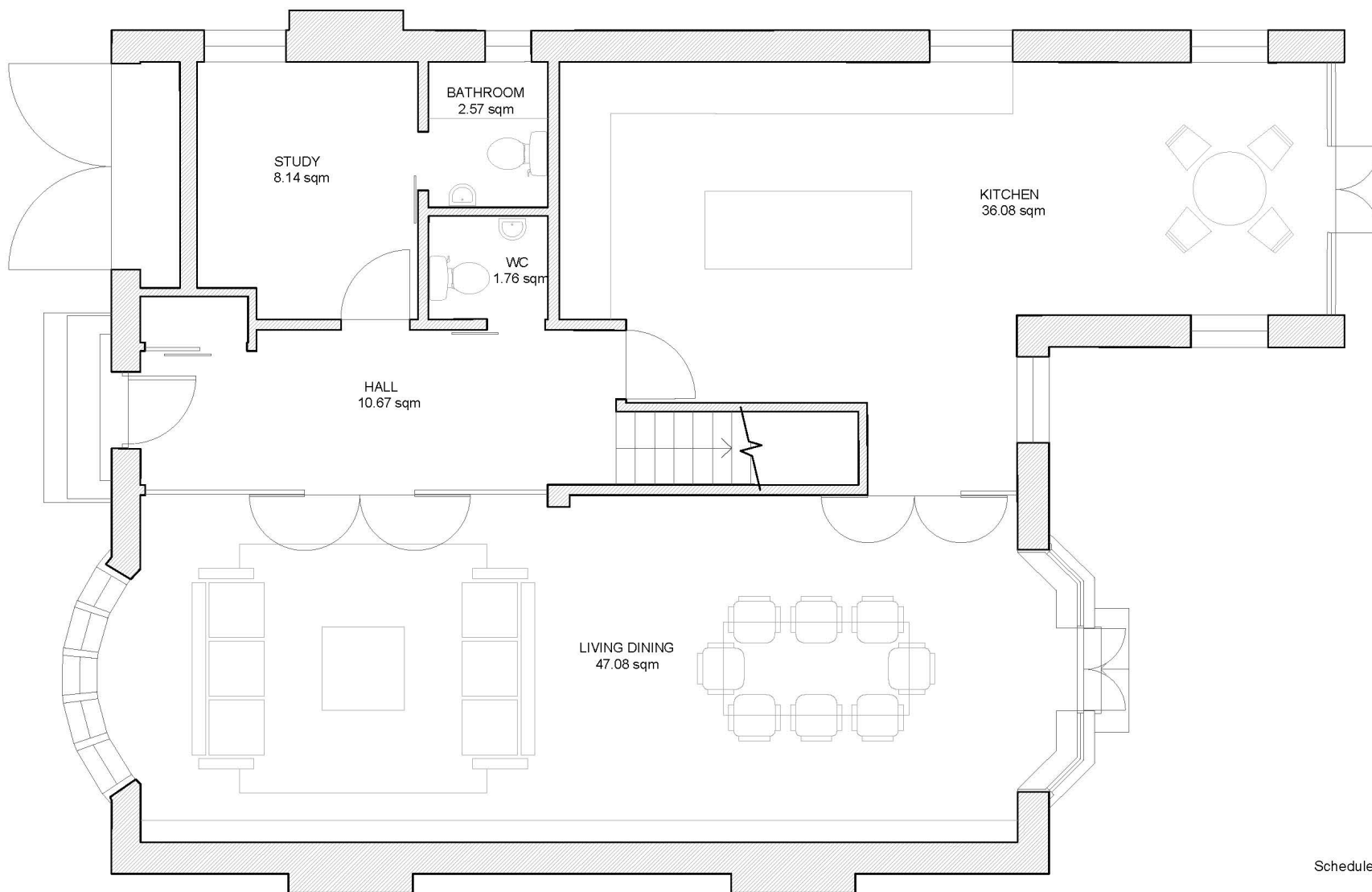


Further benefits include a delightful large garden has been landscaped, a full lighting control system by "Lutron", solid Oak flooring, "Bang & Olufsen" speakers in all rooms with a "Sonos" wireless system and CCTV. Off street parking available for 1 car.

Linden Lea is located in the heart of Hampstead Garden Suburb and is moments away from the amenities of The Market Place, Lyttelton playing fields and Norrice Lea Synagogue.





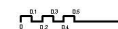


Schedule of Areas

Ground Floor:	115.17 sqm	1240 sqf
First Floor:	108.13 sqm	1164 sqf
Loft:	55.77 sqm	600 sqf
Total:	279.07 sqm	3004 sqf

37 Linden Lea, London, N2 0RF

Ground Floor



1:50



Schedule of Areas

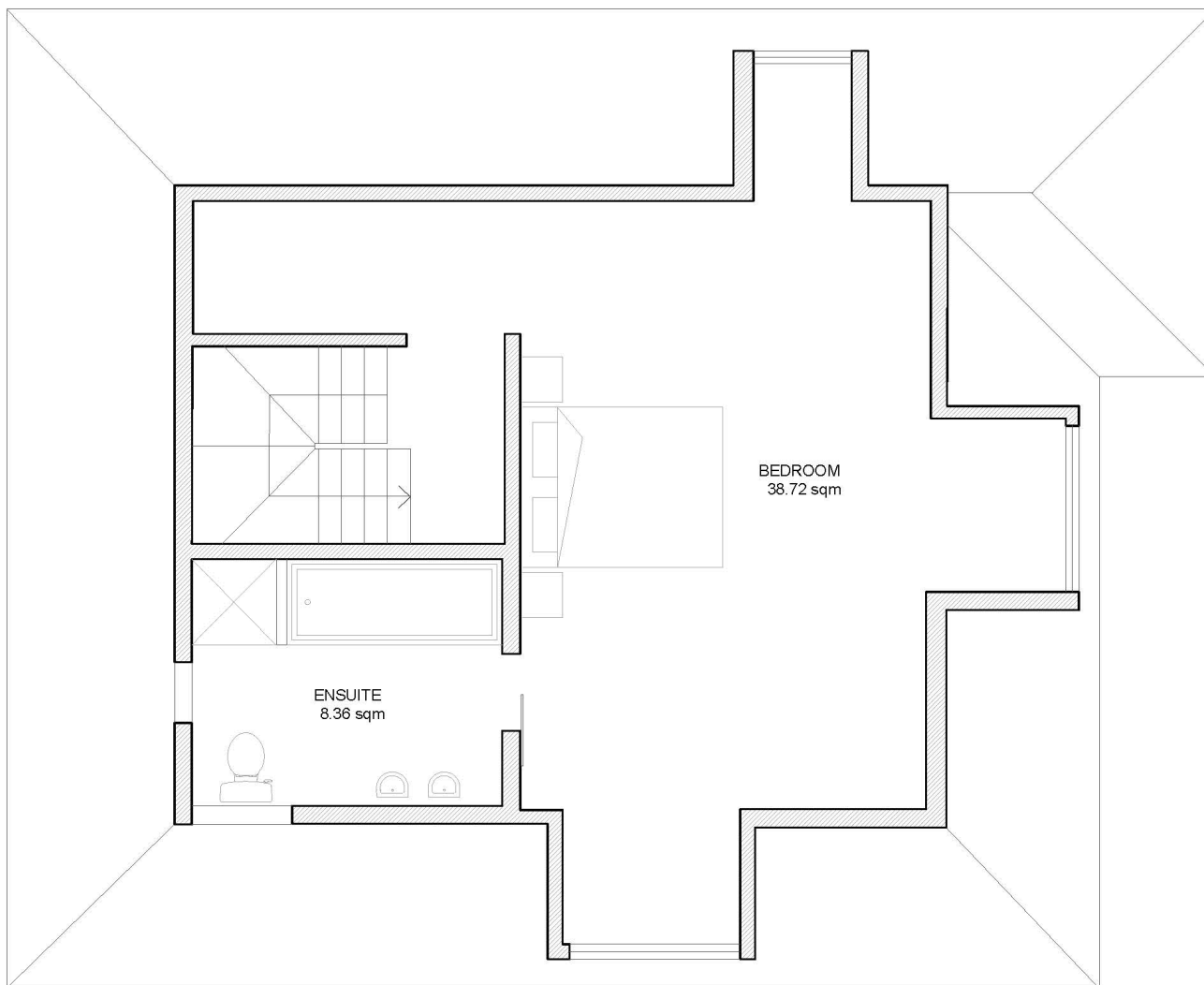
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