



## Heath Close NW11

Gross internal area (approx.)

281 Sq m (3020 Sq ft) Including Shed, Terrace and under 1.5m

264 Sq m (2837 Sq ft) Excluding Shed, Terrace and under 1.5m

Site Area (approx.)

Acre 0.097 Hectares 0.04

For identification only, Not to Scale

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## Heath Close, NW11

On the market for the first time in almost 50 years and located in this private turning just off Hampstead Way, is this Grade II listed, 6-bedroom family home. The property offers over 2800 sqft (264 sqm) of generous accommodation arranged over 3 floors and abuts the Heath Extension.

Internally the property would benefit from a program of restoration and refurbishment which would enhance many of its original features. Currently on the ground floor there is a Kitchen breakfast room, a large "L" shaped main reception room, a separate dining room, utility room and a guest W.C.

The first floor offers 3 double bedrooms and 2 bathrooms which includes a large principal room benefiting from a generous ensuite bathroom/dressing room and there is an added benefit of a loggia to bedroom 2. On the second floor there 3 further double bedrooms and a bathroom.

The amenities of Golders Green and the underground station are within a 10-minute walk. An early viewing is highly recommended.

DRAWING ROOM: DINING ROOM: KITCHEN/BREAKFAST ROOM: PRINCIPAL BEDROOM WITH EN SUITE BATHROOM & DRESSING ROOM: 5 FURTHER BEDROOMS: 2 FAMILY BATHROOMS: GUEST WC: TERRACE: OFF-STREET PARKING: COUNCIL TAX BAND H

## SOLE AGENT

Asking Price £1,999,950



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