



APPROX. GROSS INTERNAL FLOOR AREA 770 SQ FT / 72 SQM

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation

St Albans Villas

date 31/03/26



## St. Albans Road NW5 1QU Leasehold £750,000

REDUCED - CHAIN FREE

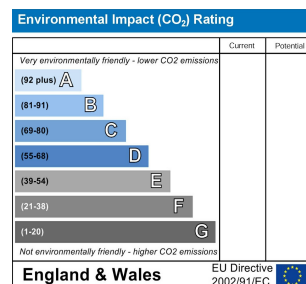
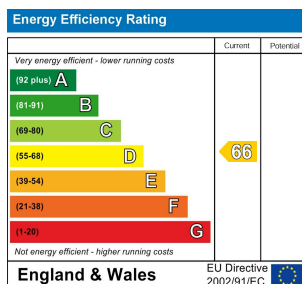
An opportunity to purchase a well presented **TWO DOUBLE BEDROOM** maisonette on ground and first floors of a purpose built block benefitting from a **PRIVATE GARDEN** accessed from the living room. The flat has a modern kitchen, two double bedrooms, family bathroom and is fully double glazed.

Hampstead Heath is at the top of the road and nearby are the varied eateries and shops on Swains Lane. Several bus routes are close by and the nearest Stations are Kentish Town Northern Line or Gospel Oak Overground.

**LEASEHOLD 98 YEARS APPROX - COUNCIL TAX BAND D - EPC BAND D**

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Service: It is not our company policy to test services and domestic appliances so we cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. These particulars are offered on the understanding that all negotiations are conducted through this company. Neither these particulars nor oral representation form part of any offer or contract and their accuracy cannot be guaranteed.

# St. Albans Road, NW5 1QU

