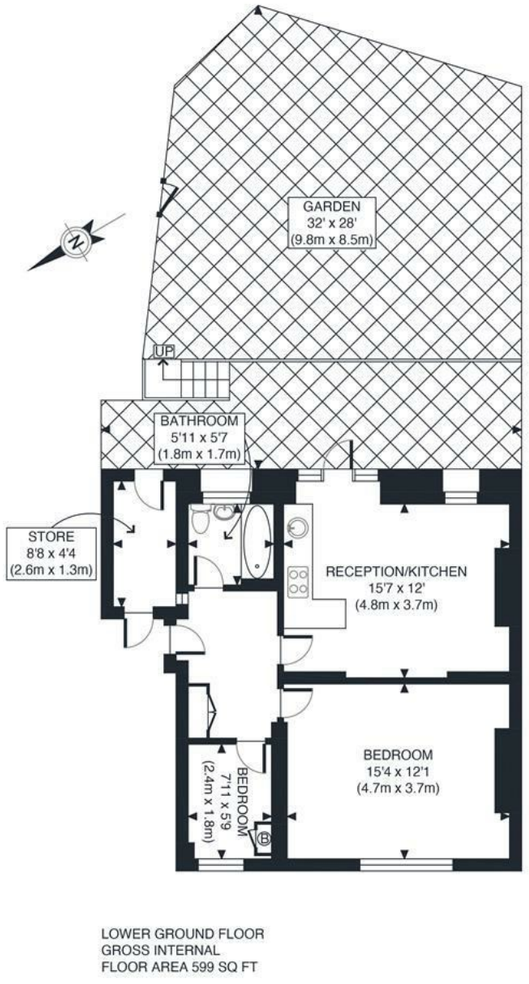
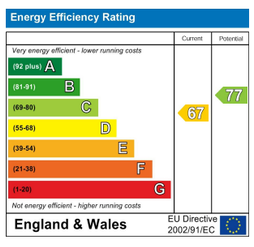
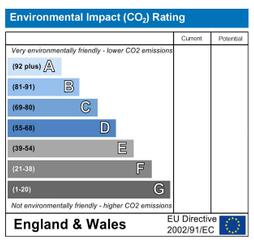


LOWER GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 599 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 599 SQ FT / 56 SQM	Dartmouth Park Road
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	date 10/01/24
	photoplan





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.

FITZROY'S
RESIDENTIAL SALES & LETTING AGENTS

Dartmouth Park Road
NW5 1SU
Leasehold £625,000

REDUCED - CHAIN FREE - A most attractive two bedroom garden flat (originally one) and featuring a PRIVATE REAR GARDEN & GARAGE. The flat has been recently redecorated throughout and features an open plan reception/kitchen area leading directly to the private southerly facing garden. The bedrooms comprise a good size double and a smaller second bedroom ideal for a study or child's bedroom, family bathroom, utility area and a storage 'lean-to'.

Dartmouth Park Road is considered the most sought after of roads in Dartmouth Park and is well situated for Hampstead Heath and access to Kentish Town. Transport is provided by way of several bus routes, Kentish Town Underground & Gospel Oak Overground both are within easy walking distance.

CT BAND D - S/C £400 PQ APPROX - G/R PEPPERCORN - LEASE 167 APPROX

19A SWAINS LANE HIGHGATE LONDON N6 6QX
TELEPHONE 020 8341 9000 FACSIMILE 020 8341 9070
EMAIL fitzroys-fitzroys@btinternet.com www.fitzroys.co.uk

JACK A. SHORN

Dartmouth Park Road, Dartmouth Park NW5 1SU