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# COSWAY



## Delta Mews, Millbrook Park, NW7,

£1,050,000

A beautifully presented four bedroom townhouse, arranged over four floors and offering approximately 1,909 sq ft of versatile living accommodation, set within the exclusive Delta Mews development in the heart of Mill Hill East

The ground floor features a modern fitted kitchen leading through to a spacious family room with direct access to the private rear garden, creating the perfect space for everyday family life and entertaining. A guest WC completes the accommodation on this floor.

To the first floor is an impressive reception room opening onto a private balcony, together with a generous double bedroom and a contemporary family bathroom.

The second floor comprises three further bedrooms, including a spacious principal bedroom with en-suite shower room, alongside an additional family bathroom, providing flexible accommodation for growing families.

The top floor boasts a superb private roof terrace, offering an ideal space for outdoor entertaining and enjoying far-reaching views.

Further benefits include off-street parking for 3 cars, ideally located close to Mill Hill East, highly regarded local schools and excellent transport links, this exceptional home combines modern living with convenience in one of the area's most desirable locations. Joint Sole Agent.



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B

- Four Bedroom Townhouse
- First Floor Reception Room With Balcony
- Three Bathrooms Including Guest WC
- Approx. 1,909 Sq Ft
- Modern Fitted Kitchen
- Stunning Roof Terrace
- Spacious Family Room
- Principal Bedroom With En-Suite
- Parking For Three Cars



Floor plan

Local area map



Energy efficiency

| Energy Efficiency Rating                    |         |           |
|---------------------------------------------|---------|-----------|
|                                             | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92-100) <b>A</b>                           |         | 95        |
| (81-91) <b>B</b>                            | 88      |           |
| (69-80) <b>C</b>                            |         |           |
| (55-68) <b>D</b>                            |         |           |
| (39-54) <b>E</b>                            |         |           |
| (21-38) <b>F</b>                            |         |           |
| (1-20) <b>G</b>                             |         |           |
| Not energy efficient - higher running costs |         |           |
| England & Wales EU Directive 2002/91/EC     |         |           |

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## Book a viewing

Please call **020 8959 0011** to arrange a viewing appointment for this property or if you require further information.

COSWAY

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