



DAYMORRIS
ESTATE AGENTS
EXPERIENCE THE DIFFERENCE

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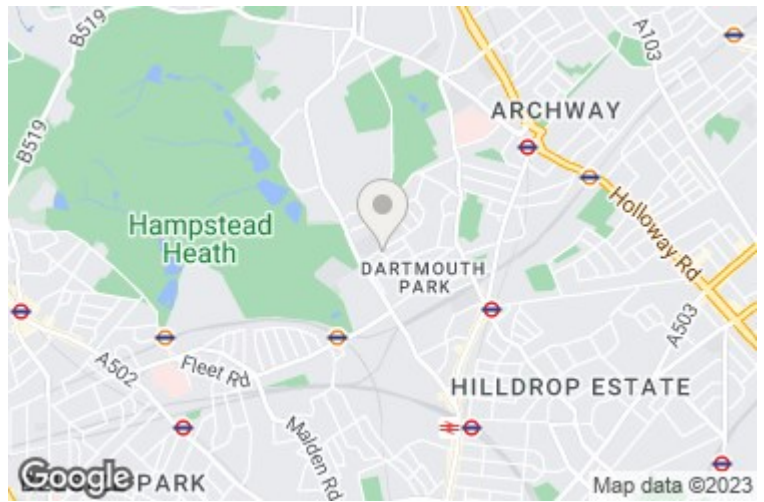


Croftdown Road, Dartmouth Park, NW5 1EN

£2,975,000

* FIVE BEDROOMS * LARGE DRAWING ROOM * KITCHEN & SITTING ROOM * THREE BATHROOMS *
SEPARATE GUEST CLOAKROOM * AMPLE AVAILABLE STORAGE * SOUTH FACING REAR GARDEN *
AVAILABLE OFF STREET PARKING (ALSO FOR ELECTRIC VEHICLES) * CLOSE TO HAMPSTEAD HEATH *
COUNCIL TAX BAND G * EPC D





Croftdown Road NW5



Lower Ground Floor



Raised Ground Floor



Second Floor



First Floor

Approx. Gross Internal Area: 2541 ft² ... 236.1 m²

All measurements and areas are approximate only. Dimensions are not to scale. This plan is for guidance only and must not be relied upon as a statement of fact.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		61	81
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
		50	76
England & Wales		EU Directive 2002/91/EC	