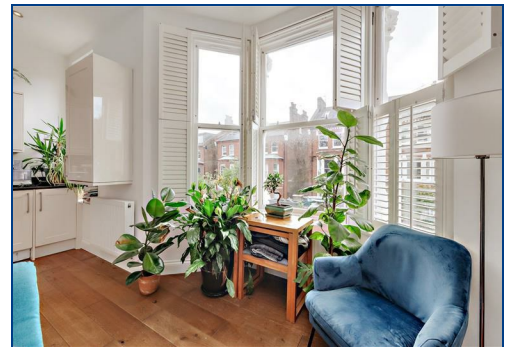




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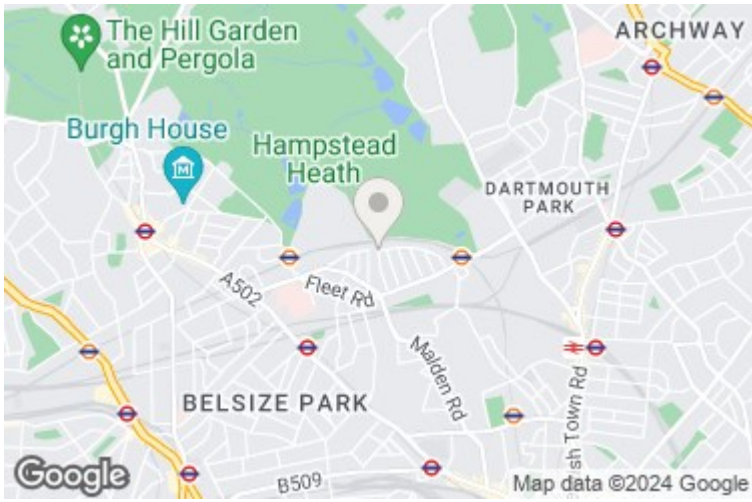
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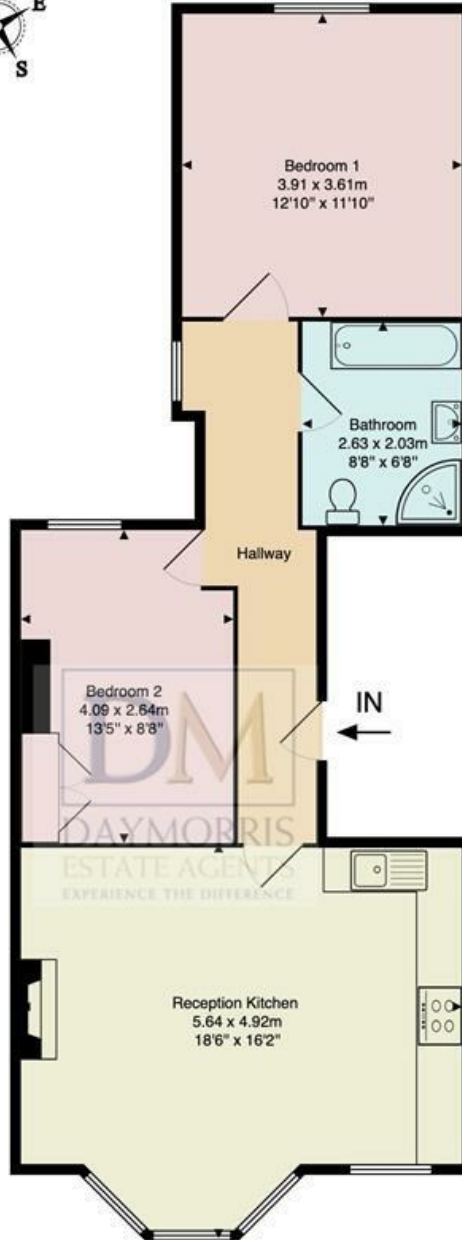
£699,950

A tastefully presented two bedroom apartment, across the first floor of this Victorian conversion. The flat is bright throughout and well maintained, and is located just a short walking distance from the footbridge to Parliament Hill Fields and Hampstead Heath.

- TWO BEDROOMS
- BATHROOM
- RESIDENTS PERMIT PARKING
- COUNCIL TAX BAND E
- BRIGHT RECEPTION/OPEN PLAN KITCHEN
- SHARE OF FREEHOLD
- EPC C







First Floor
Approx. Gross Internal Area: 63.9 m² ... 688 ft²

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			
		71	72
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			
England & Wales		EU Directive 2002/91/EC	