



Fitzjohns Avenue | London | NW3

£1,750 Per Week |

5 3 1 C

ADN
RESIDENTIAL

A modern and well presented 5 bedroom duplex apartment arranged over the second and third floors of an imposing period residence located 0.5m from Hampstead Village and 0.4m from Swiss Cottage underground station. (Jubilee Line) This impressive property offers over 2000 sq ft of well planned accommodation and benefits from having wooden flooring and a private roof terrace overlooking the stunning communal gardens. As you enter you are greeted by generous double reception room flooded with natural light that leads onto a stunning kitchen/family room, principal bedroom suite with built storage and en-suite shower room, four further bedrooms, family bathroom and a family shower room. Further benefits include ample storage and utility area.

- Duplex Apartment
- Modern Kitchen
- 3 Bathrooms
- Communal Gardens
- Double Reception Room
- 5 Bedrooms
- Balcony
- Permit Parking

Council Tax Band: G
EPC: C



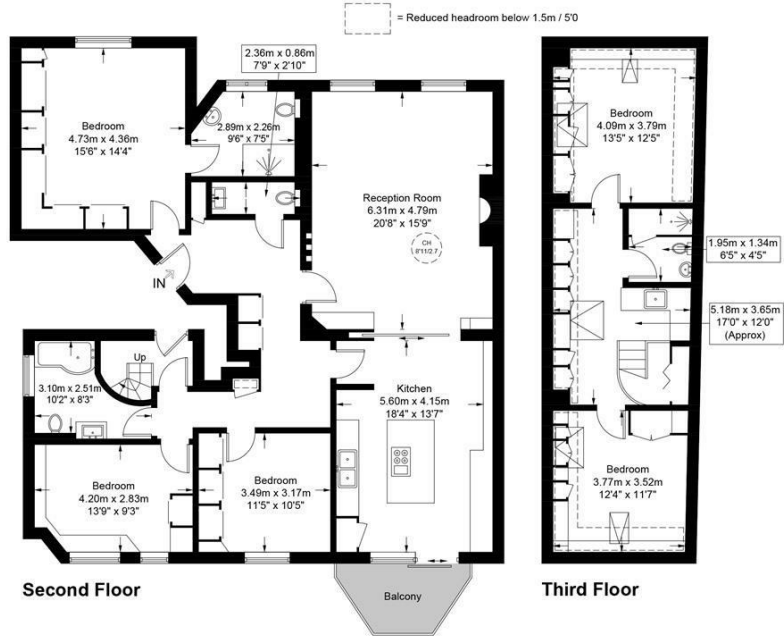
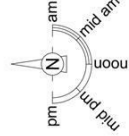




Fitzjohns Avenue, NW3

Approximate Gross Internal Area = 2022 sq ft / 187.9 sq m

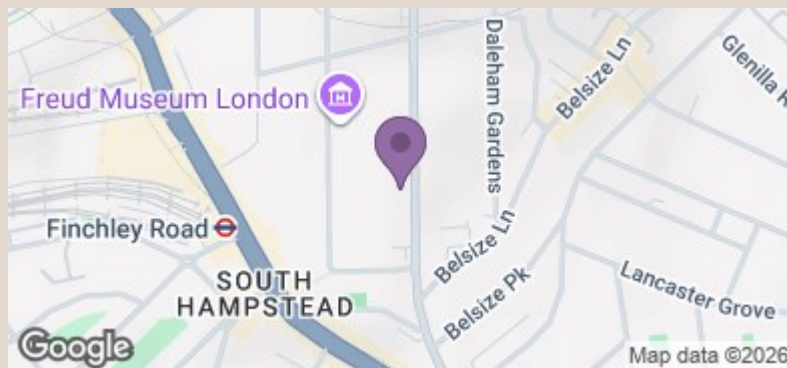
Restricted Height = 144 sq ft / 13.4 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



Certified
Property
Measurer



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			
England & Wales		69	82
EU Directive 2002/91/EC			

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