



## Lyndhurst Road, Hampstead, NW3

£1,350 per week  
Subject to contract

A beautifully interior designed three bedroom apartment situated on the lower ground floor of this luxury redevelopment of a converted period residence. Located in the heart of Hampstead, this luxurious apartment benefits from a spacious open plan kitchen/dining/reception leading out onto a balcony overlooking a well maintained communal garden, three double bedrooms, master with fitted wardrobes an en-suite bathroom and separate steam room, second bedroom with fitted wardrobes and an en-suite shower room and third bedroom with fitted wardrobes and a separate family shower room. Further benefits include air conditioning, under floor heating in the bathrooms, heating via ducted units in each room and ample storage throughout.

Lyndhurst Road is well located for Hampstead & Finchley Road tube stations with convenient access to many fashionable cafes and local amenities both in Hampstead and Belsize Park.

- THREE BEDROOMS
- THREE BATHROOMS PLUS GUEST WC
- OPEN PLAN KITCHEN/RECEPTION
- BALCONY
- ACCESS TO COMMUNAL GARDENS
- AVAILABLE NOW





**FLAT A2 LYNDHURST ROAD, NW3**  
 Approximate Gross Internal Area 1225 sq ft / 113.8 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate. The floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards. DE-PHOTOGRAPHY.NET

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		77
(55-68) <b>D</b>	65	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements