

**VITA**  
*Properties*

Fitzjohns Avenue, Hampstead, London NW3 | £4,983

- Split Level Apartment
- 5th & 6th Floor with Lift Access
- Wi-fi Included
- Communal Gardens

- Pet Friendly
- Offered on a Furnished or Unfurnished basis
- Available 12th April 2025

"Vita Properties have been tremendously helpful throughout the process of securing/renting my flat. Informative about the property, prompt communication, easy to use dashboard for sharing of information, and pleasant to work with. Highly recommend!"

Introducing a recently refurbished two-bedroom apartment, situated in a beautifully architect-designed development on the charming, leafy Fitzjohns Avenue, NW3.

This brand-new conversion offers exceptional finishes, high-quality fixtures and fittings, with many apartments featuring private terraces or balconies.

The property boasts wood flooring throughout, large windows that fill the space with natural light, integrated kitchen appliances, and fully-tiled bathrooms. Available either furnished or unfurnished, with stylish, high-standard furnishings.

Conveniently located within walking distance to the vibrant amenities of Hampstead High Street and Finchley Road, and with excellent transport links via the Jubilee line.



Flat



Available to Let



x 2



x 1



x 2



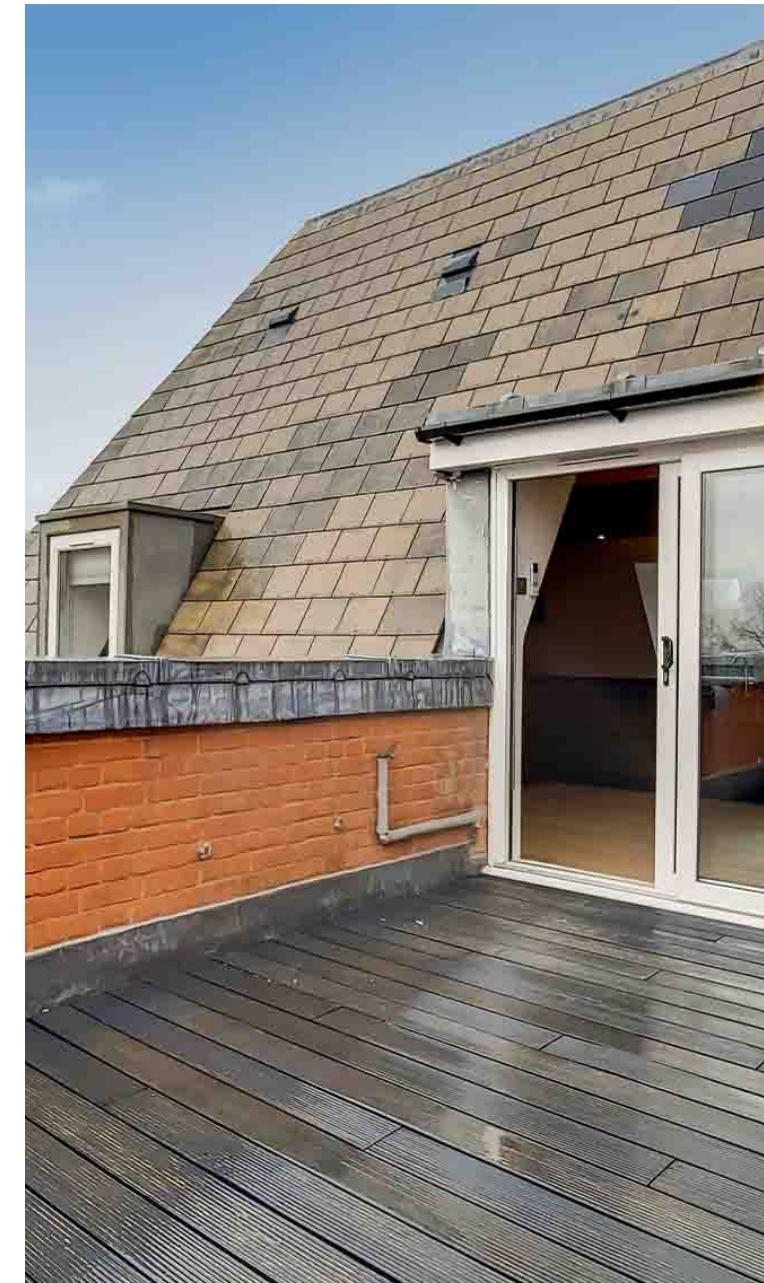
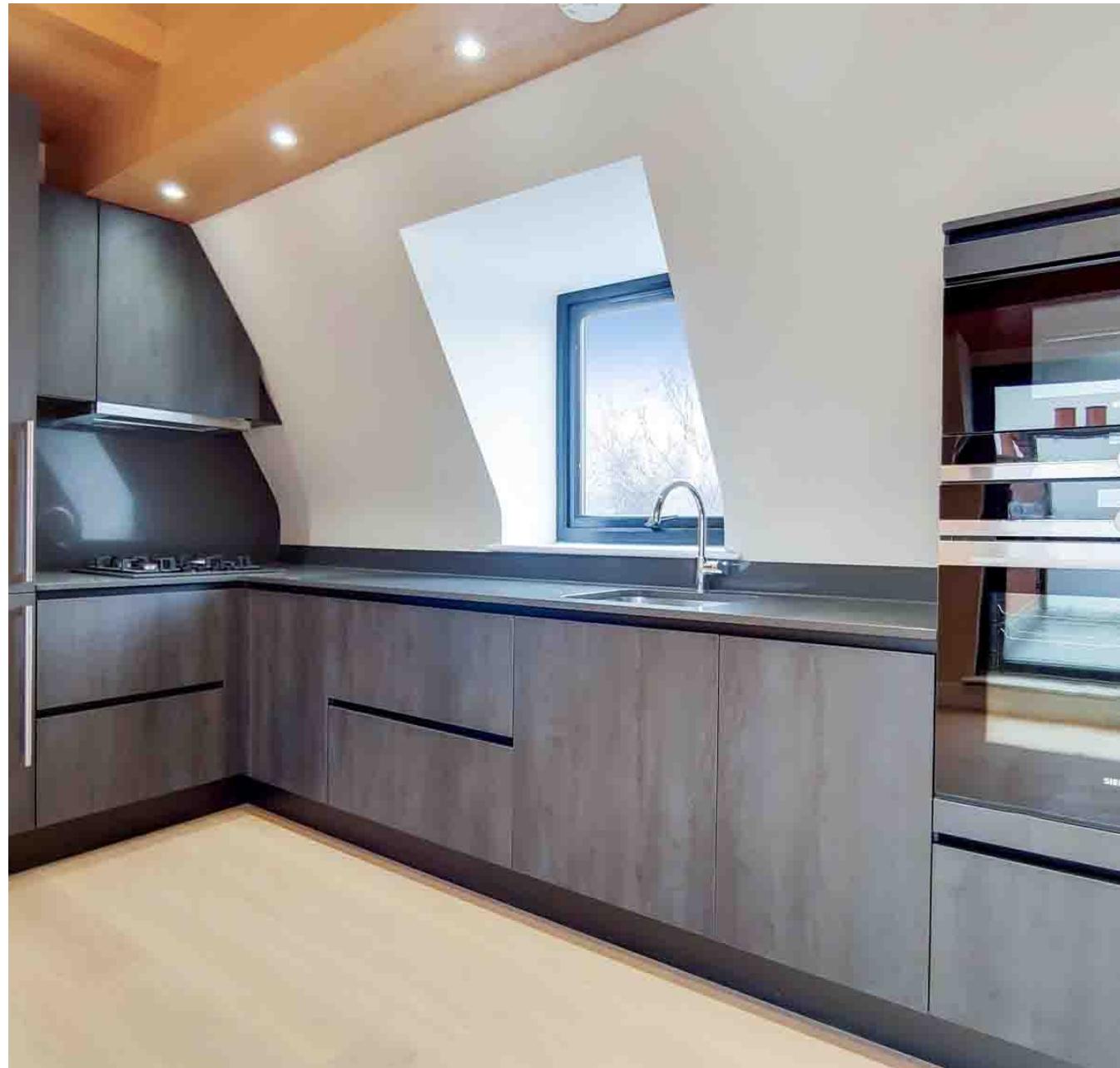
Phoebe Knight

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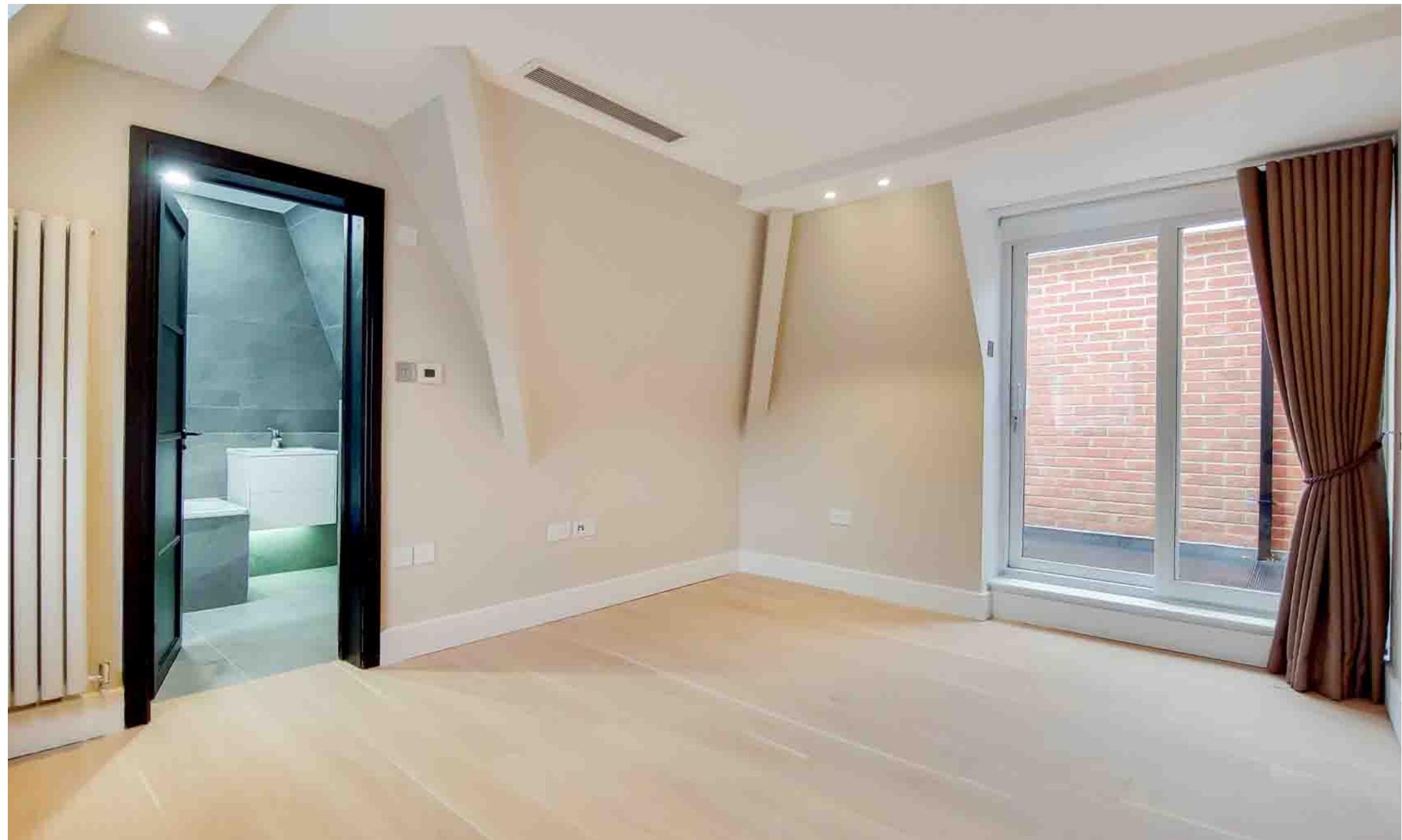
"I was very impressed with Vita and their network of buyers. When the sale of my flat fell through (twice) they worked extremely hard to find new buyers in a difficult market - thank you!"

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"Working with Vita properties has been a smooth experience! No complaints at all. Our letting agent, Diana has been fantastic and very helpful throughout the whole process. I would highly recommend both Vita properties and Diana."

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"I used Vita properties to find a flat recently and it was an overall professional, personalised and positive experience. Saira went the extra mile to accommodate to our needs and quick to help us whenever possible."

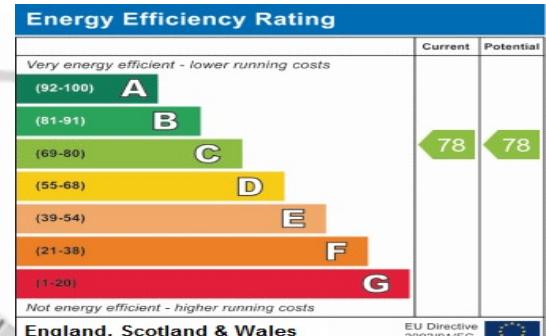
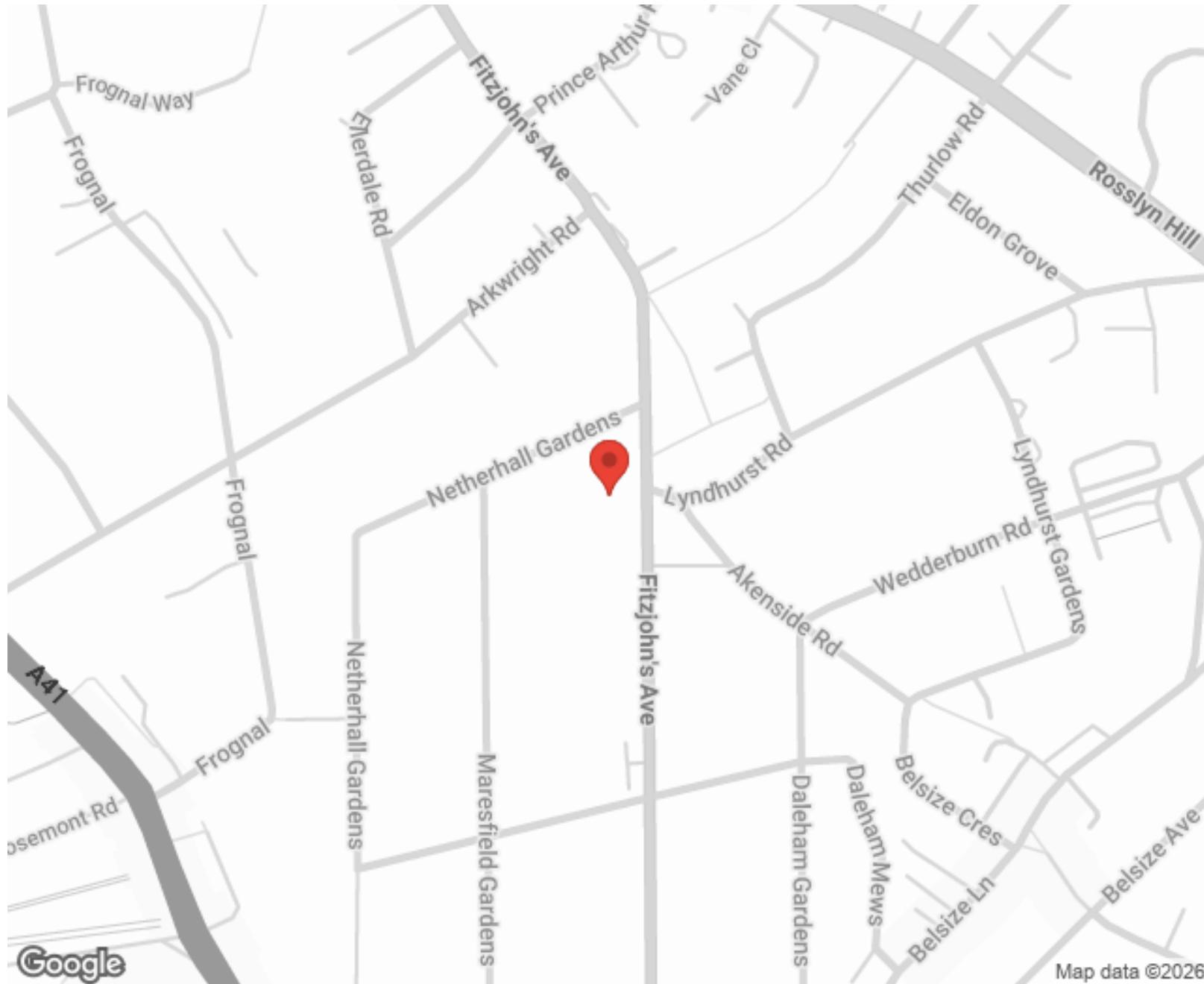
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**MORE INFO, PICTURES,  
CONTACT ON  
OUR WEBSITE**



"Vita Properties is a very professional agency. My experience with them was incredible and the entire team was very helpful and kind throughout the renting process. I'd highly recommend!"



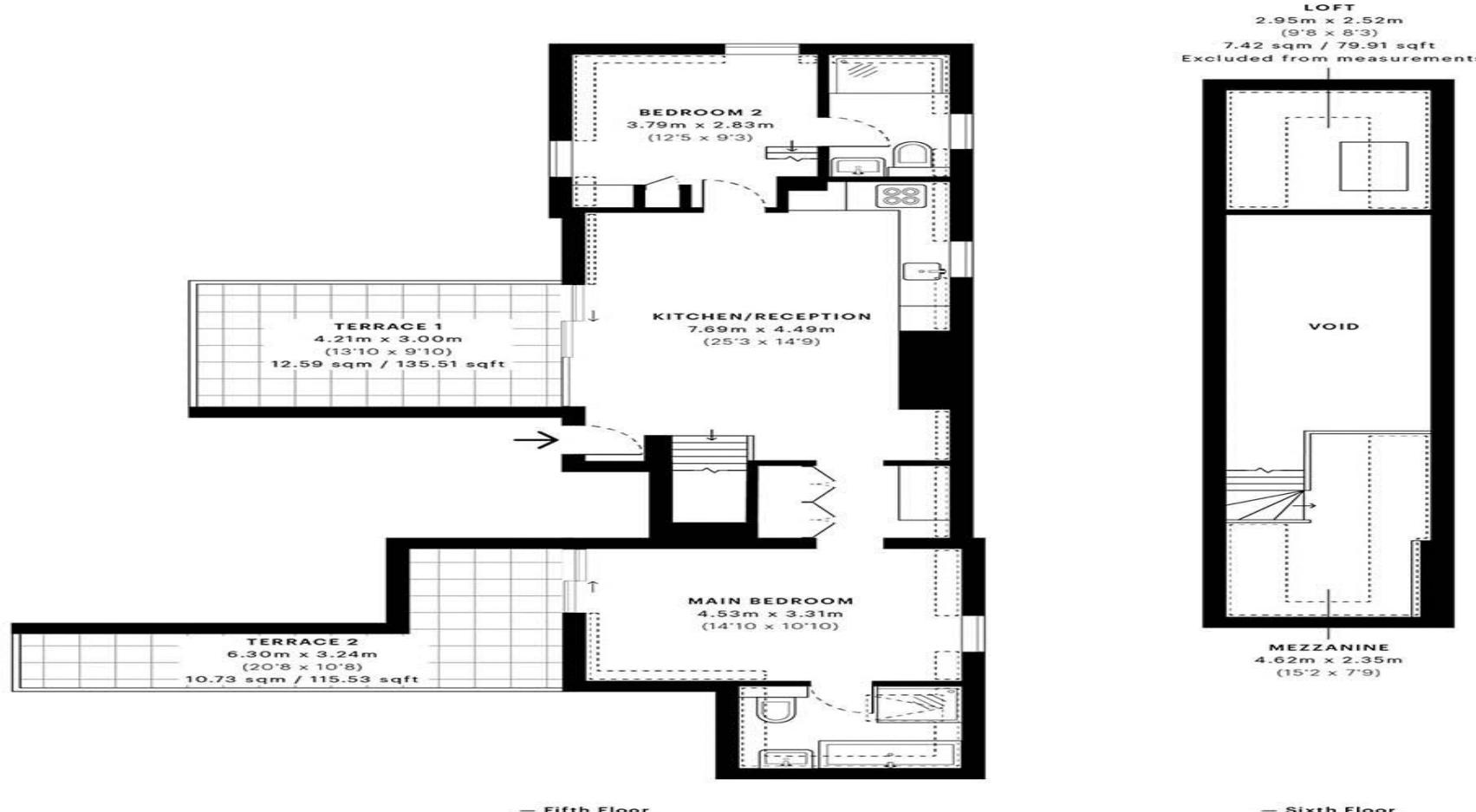
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★★★★★  
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**GROSS INTERNAL AREA (GIA)**  
The footprint of the property  
**80.58 sqm / 867.36 sqft**

**NET INTERNAL AREA (NIA)**  
Excludes walls and external features  
Includes washrooms, restricted head height  
**74.59 sqm / 802.88 sqft**

**EXTERNAL STRUCTURAL FEATURES**  
Balconies, terraces, verandas etc.  
**23.32 sqm / 251.01 sqft**

**RESTRICTED HEAD HEIGHT**  
Limited use area under 1.5 m  
**11.34 sqm / 122.06 sqft**



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 100.67 sqm / 1083.60 sqft  
IPMS 3C RESIDENTIAL 97.91 sqm / 1053.89 sqft

SPEC ID: Sff35733b352000dbc97797f