



Maygrove Road
WEST HAMPSTEAD, LONDON NW6
£1,000,000



Kate Brookfield x Vita Properties present a newly renovated 3-4 bedroom duplex garden apartment in West Hampstead, NW6 Conveniently located, this impressive home spans over 1460 sq ft, occupying the raised and garden level of a charming mid-terrace Victorian property.

Featuring a private ground floor entrance, the wide hallway with an exposed brick wall leads to a formal living room (or bedroom 4) and a breathtaking 34'3 sq ft industrial-style kitchen/living space with dark-framed doors to the southwest-facing garden.

The dark blue shaker kitchen includes bare brick splashbacks and three large skylights for optimal natural light.

A floating staircase leads to the 1st level with a principal bedroom (with en-suite shower room), two double bedrooms and bathroom.

The apartment further benefits from a ground floor utility room with a separate WC and further storage.

The design of this home has focussed on creating large and inviting communal/every day spaces whilst not compromising bedroom sizes.





Overall the apartment very much gives the feel of a traditional house with bedrooms located above the living spaces.









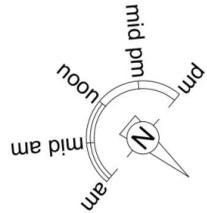
Scan for out video walkthrough



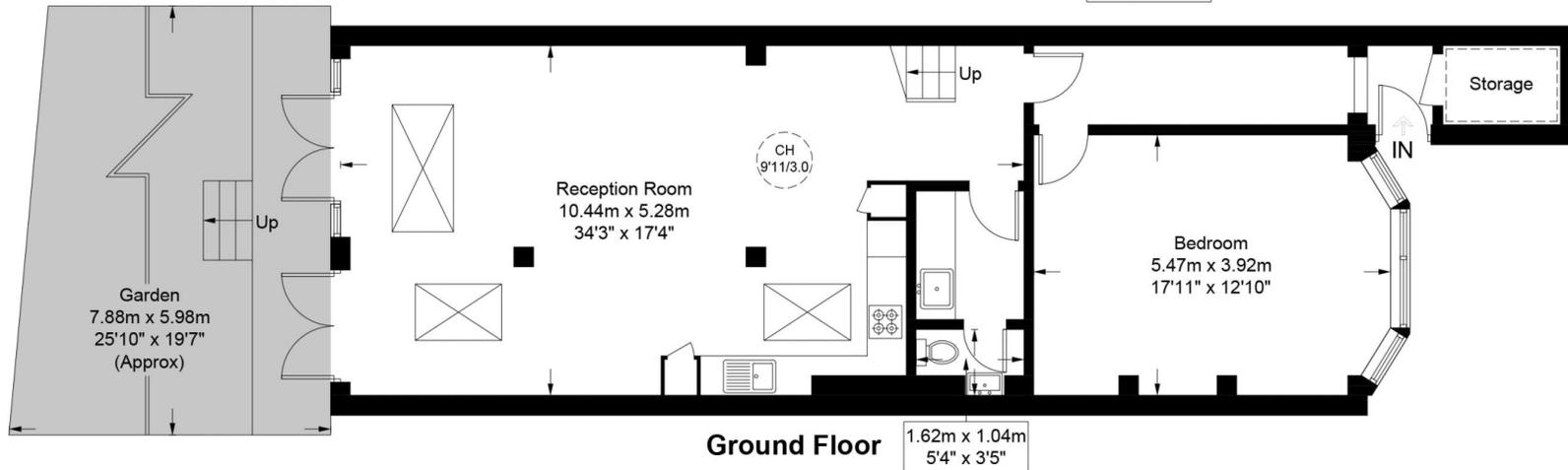
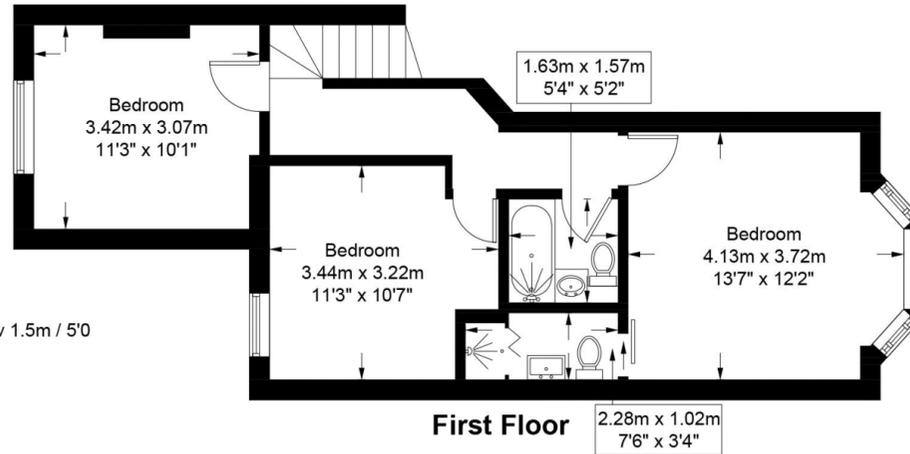
Maygrove Road, NW6

Approximate Gross Internal Area = 1469 sq ft / 136.5 sq m

Restricted Height = 24 sq ft / 2.2 sq m



 = Reduced headroom below 1.5m / 5'0"



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.



Particulars

Property

Maygrove Road, West Hampstead, London NW6
£1,000,000

Rooms



2



3



3

Features

- Exceptionally beautiful duplex apartment
- Private south facing garden
- Private entrance
- Ground and raised ground floor

Information

Council Tax

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Kate Brookfield

Kate.brookfield@vitaproperties.uk
+4478 1365 5431



Scan for our website





T: +4420 7759 2199

E: enquiries@vitaproperties.uk

Disclaimer: These particulars are prepared as a general guide for prospective purchasers or tenants and do not constitute, nor constitute part of, an offer or contract. All statements, descriptions, and measurements contained herein are given in good faith and are believed to be correct at the time of printing, but any intending purchaser or tenant should not rely on them as statements or representations of fact and must satisfy themselves by inspection or otherwise as to their correctness. Floor plans and photographs are for illustrative purposes only and may not be to scale. The position and size of doors, windows, appliances, and other features are approximate. Anti-Money Laundering (AML): In line with the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017, we are required to carry out customer due diligence checks. Buyers/tenants will be asked to provide proof of identity, address, and source of funds before a sale or rental can be agreed. Data Protection (GDPR): Personal information supplied to Vita Properties will be processed in accordance with the General Data Protection Regulation (GDPR). Your details may be retained for legitimate business purposes relating to property services. Full details of our Privacy Policy are available on request.

All rights reserved.