



Crossfield Road  
BELSIZE PARK, LONDON NW3

£1,250,000



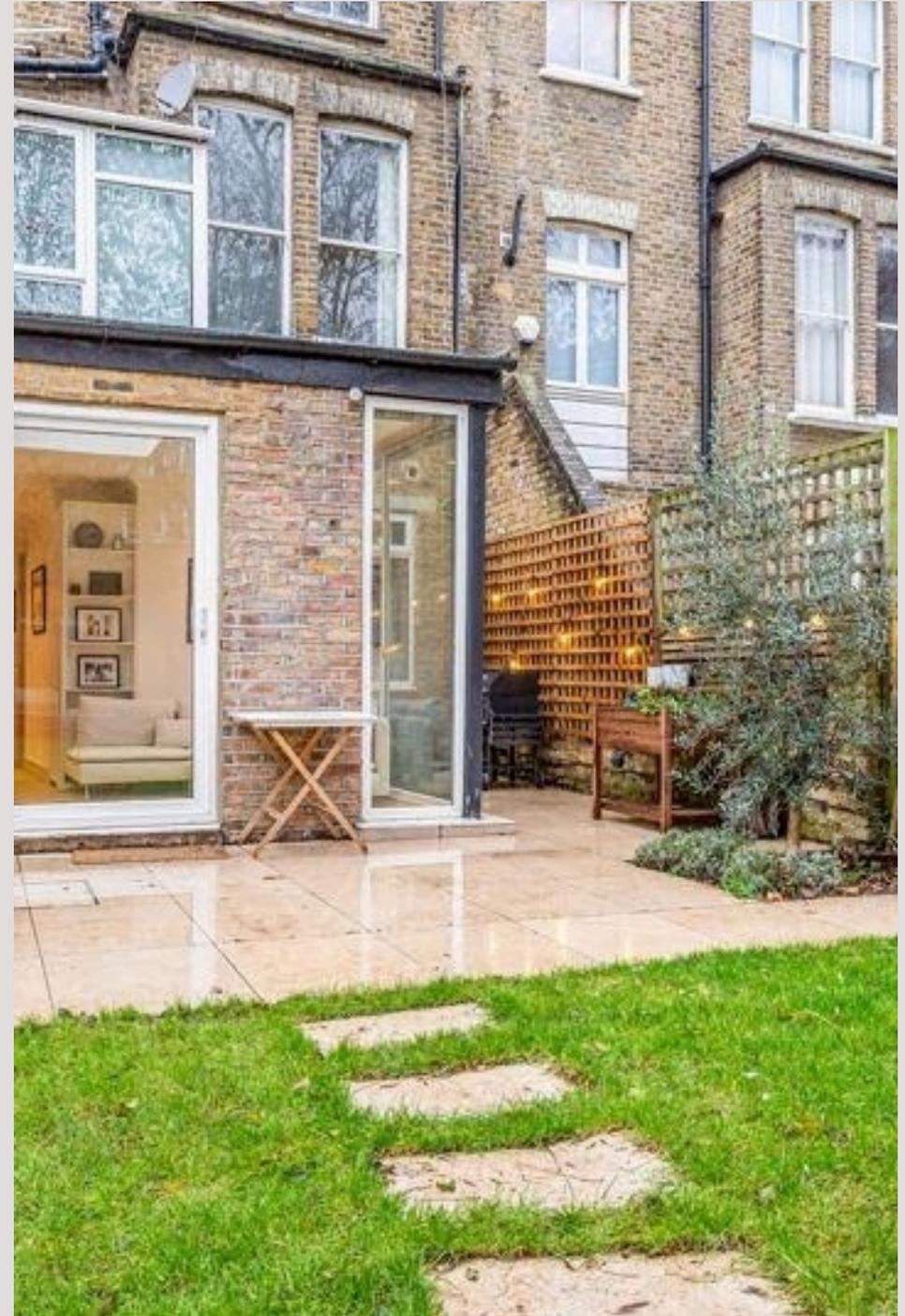
A meticulously refurbished 2/3-bedroom garden flat on Crossfield Road presents an exceptional standard of living in the heart of Belsize Park. Ideally situated near The Hall School, Belsize Village, England's Lane, and Swiss Cottage Station (Jubilee Line), this property seamlessly marries timeless period elegance with contemporary design.

Housed within an elegant period conversion, this garden flat has been thoughtfully upgraded to the highest standards. Upon entry, a spacious marble hallway welcomes you, featuring three custom-built, floor-to-ceiling storage units.

The first serves as a dedicated space for coats and shoes, the second houses a washer and separate dryer, and the third functions as a highly practical food pantry. The entrance hall includes a guest WC and additional under-stair storage for convenience.

The principal bedroom is generously proportioned, offering bespoke floor-to-ceiling wardrobes, sleek wooden flooring, and a tranquil ambiance.

The family bathroom is finished to a superior specification, showcasing dual sinks, a large bathtub, and a walk-in shower, combining luxury with functionality. A second spacious double bedroom overlooks the private garden, providing a





At the core of this residence lies an expansive open-plan living area, thoughtfully designed to cater to modern living. The integrated kitchen boasts quartz countertops, premium Miele appliances, and a Quooker tap for instant boiling and filtered water. This living space transitions seamlessly into a stunning extension, featuring floor-to-ceiling glazing that floods the area with natural light...perfectly suited for both relaxation and entertaining.

Throughout the property, Farrow & Ball paintwork, curated by a professional color consultant, adds refined elegance. The high ceilings enhance the sense of space, further elevating the property's appeal.

The East facing 77ft private garden offers significant landscaping potential and includes a newly constructed summer house. This additional space features a fold-out super king-size bed, en-suite shower room, and a Harvia electrical stove sauna, making it an ideal guest suite or personal retreat. A separate storage shed provides further practicality.

With close proximity to Swiss Cottage Station (Jubilee Line) and Belsize Park Station (Northern Line), this property represents a rare opportunity to own a beautifully finished home in one of London's most prestigious neighborhoods.







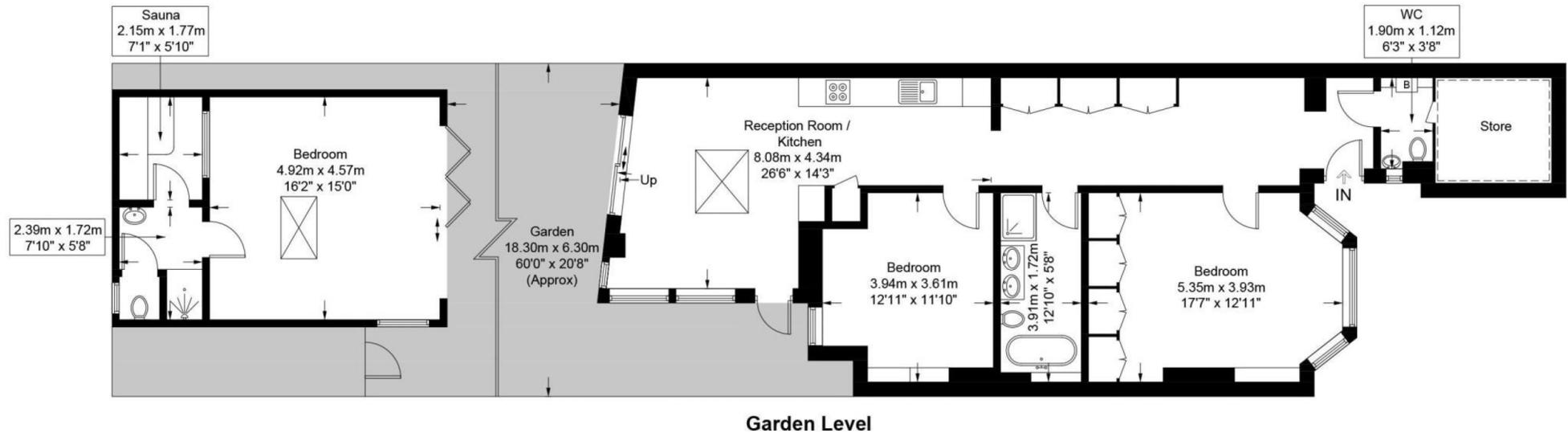
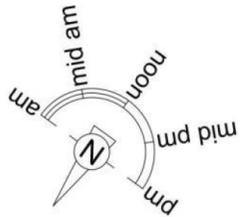


# Crossfield Road, NW3

Approximate Gross Internal Area = 1360 sq ft / 126.4 sq m

Restricted Height = 58 sq ft / 5.4 sq m

Outbuilding = 338 sq ft / 31.4 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

# Particulars

## Property

Crossfield Road, Belsize Park, London NW3  
£1,250,000

## Rooms



1



2



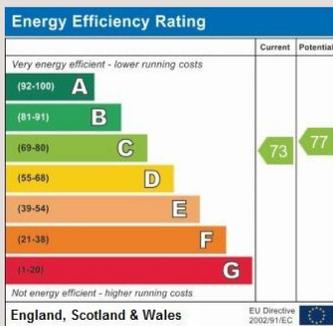
2

## Features

- East Facing 77ft Private Garden
- Sauna
- Character Features
- Summer House

## Information

Council Tax



Oliver Kent

oliver.kent@vitaproperties.uk  
+4477 7274 0351



Scan for our website





T: +4420 7759 2199  
E: [enquiries@vitaproperties.uk](mailto:enquiries@vitaproperties.uk)

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