

V  
Hardinge Road  
KENSAL RISE, LONDON NW10

£1,699,000



## Kate Brookfield x Vita Collaborations

A beautifully designed semi-detached family home located on one of the most desirable roads in Kensal Rise, NW10. Just moments from the vibrant amenities of College Road, this spacious four-bedroom house perfectly positioned to take full advantage of all that Kensal Rise has to offer.

The property features a private driveway providing parking for two cars, complete with an electric charging point. A wide side alley offers access to both the utility room via a separate entrance and the rear garden.

Upon entering, a generous hallway provides ample space for coats, shoes, and buggies, leading to a separate living room at the front with a charming bay window, decorative ceiling details, and bespoke built-in shelving. A guest WC is conveniently located off the hallway.

To the rear, a bright open-plan kitchen and living area offers a wonderful setting for both family life and entertaining, featuring a dedicated utility room, skylights that flood the space with natural light, and full-width bi-folding doors that open directly onto the garden.

The landscaped garden is arranged over split levels, with a raised patio that creates a seamless indoor-outdoor connection. A mature fig tree provides natural shade, and at the far end, a wood-





The landscaped garden is arranged over split levels, with a raised patio that creates a seamless indoor-outdoor connection. A mature fig tree provides natural shade, and at the far end, a wood-clad garden studio offers exceptional versatility as a home office, gym, or creative space. The studio includes a storage room, a main studio area, two skylights, and a toilet. On the first floor, there are two generous double bedrooms, a single bedroom, and a well-appointed family bathroom. The principal suite occupies the top floor, featuring excellent ceiling height, fitted wardrobes, and a private en-suite shower room.

Hardinge Road remains one of Kensal Rise's most sought-after addresses, prized for its peaceful setting and close proximity to excellent nurseries, schools, and transport links.







Scan for our video walkthrough



**Restricted Height** = 124 sq ft / 11.5 sq m

**Outbuilding** = 209 sq ft / 19.4 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

Hardinge Road, Kensal Rise, London NW10  
£1,699,000

## Rooms



2



2



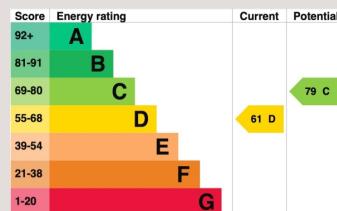
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## Features

- Four bedroom semi-detached house
- Desirable road in Kensal Rise
- Moments to College Road
- Catchment for Princess Frederica and Arc Franklin primary schools

## Information

Council Tax

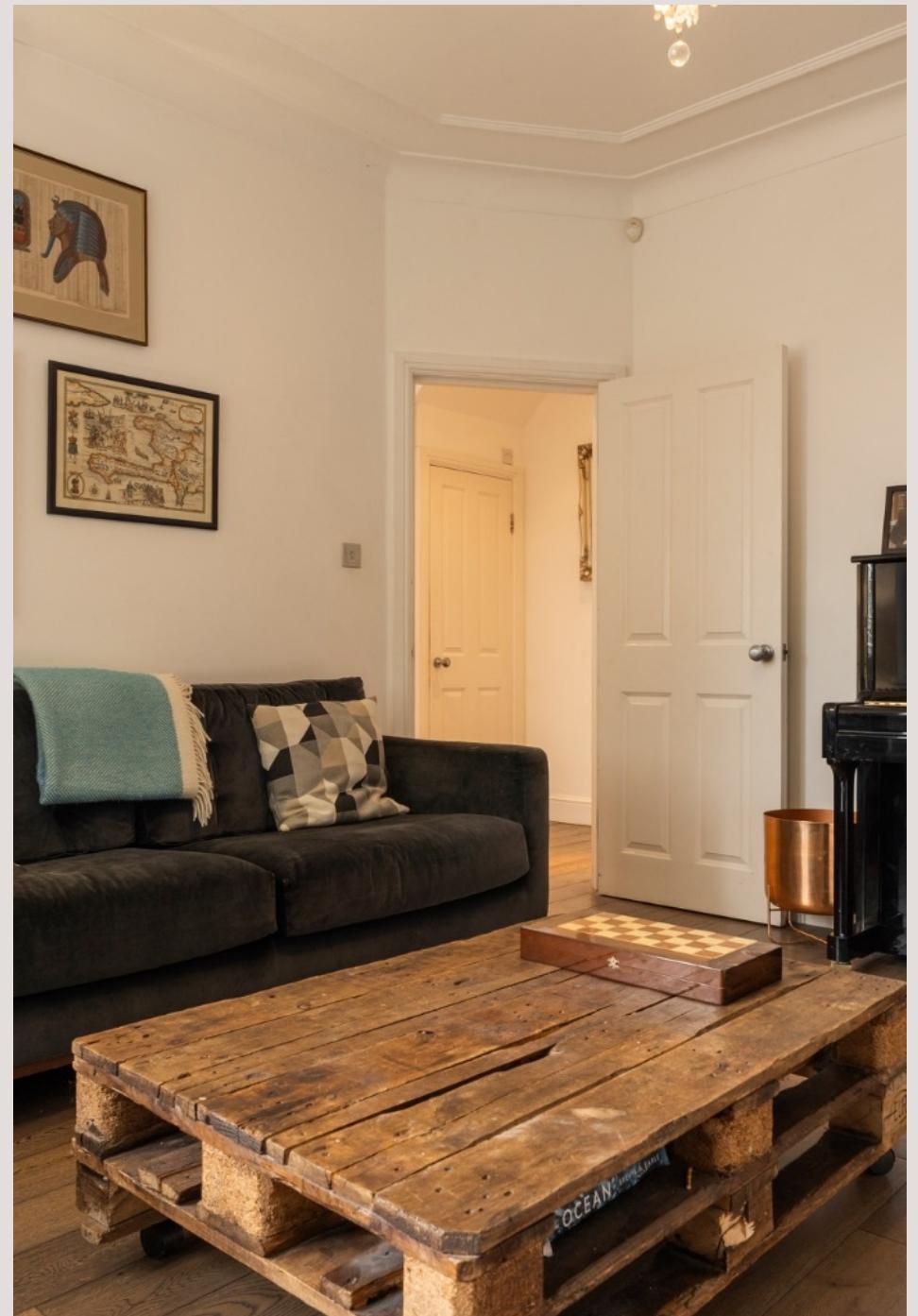


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