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## Canfield Gardens South Hampstead NW6

Forming part of an attractive period conversion, this four double bedroom, three bathroom lateral duplex garden apartment spans 2,517 sq ft (233 sq meters) and boasts a wonderful landscaped 74ft private garden.

The apartment is presented in good condition throughout and enjoys an abundance of natural light from predominately large floor to ceiling windows overlooking the rear garden. A striking feature is the split level living space which boasts high ceilings and is ideal for entertaining.

The raised ground floor comprises three double bedrooms, two of which are particularly spacious and are interconnected by a "Jack and Jill" bathroom and could be utilised as one generous master suite to include a dressing area/home office if so desired. The lower-level enjoys a separate area with fourth bedroom, third bathroom and utility room.

A few steps up from the raised ground floor there boasts a magnificent 19' x 17' reception room overlooking the garden. The lower level features a spacious and particularly bright kitchen with a striking double-volume ceiling height (5.41m), beyond which, the dining area opens via floor to ceiling glass sliding doors to a 74' private rear garden which includes a decked area perfect for al fresco dining.

This wonderful family apartment is situated at the preferred section of Canfield Gardens and is ideally located for the various shops, restaurants and transport links that both West Hampstead (Jubilee Line, Overground & Thameslink) and Finchley Road, (Jubilee & Metropolitan Lines) have to offer.

**£2,950,000**

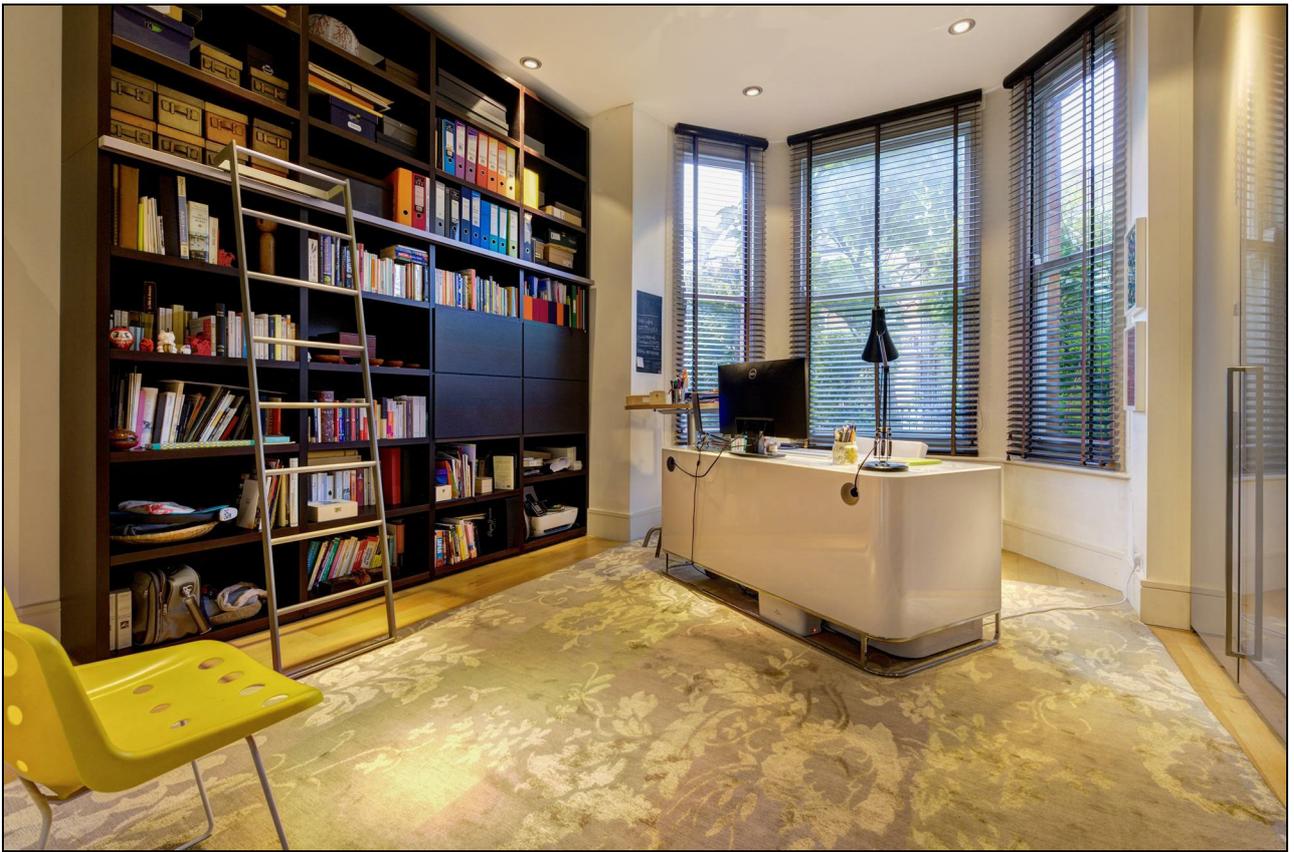
**SOLE AGENT**

**Share of Freehold**

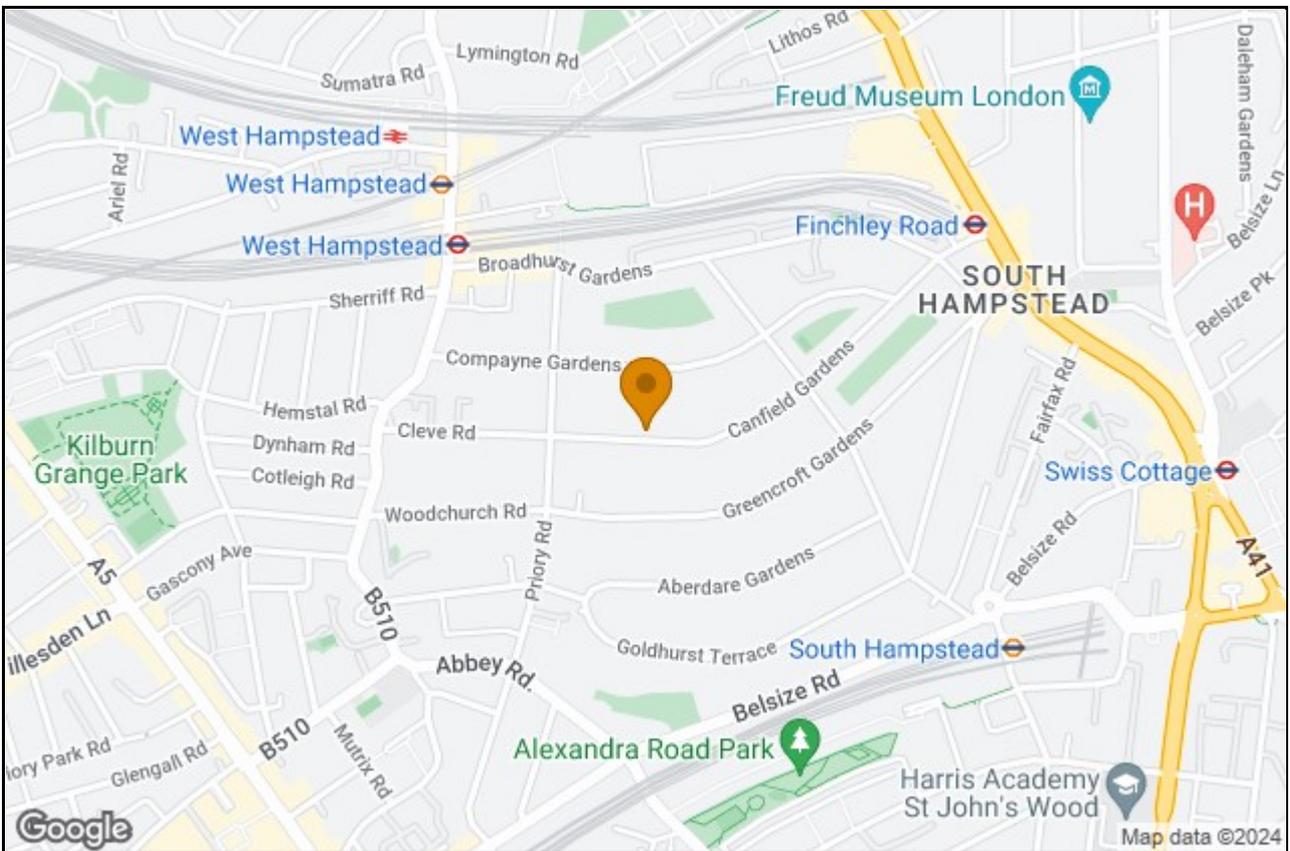














CANFIELD GARDENS  
LONDON NW6

Gross Internal Area = 2625 sq feet  
(including Voids) 244.8 sq metres  
Gross Internal Area = 2517 sq feet  
(excluding Voids) 233.8 sq metres

