



TK International  
020 7794 8700  
www.t-k.co.uk

Residential Sales  
Residential Lettings  
Property Management

Sales Office:  
9 Heath Street  
Hampstead  
London NW3 6TP  
E: sales@t-k.co.uk

Lettings Office:  
16-18 Heath Street  
Hampstead  
London NW3 6TE  
E: lettings@t-k.co.uk

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## **Hodford Road Golders Green NW11**

On the market for the first time in over 50 years, a semi-detached, four bedroom, two storey house of some 2,521sq ft (inclusive of loft, garage and bomb shelter) set back from the road behind a deep frontage with off street parking and a large 105' south-west facing rear garden.

This wonderful family home is situated on a wider than average plot and requires updating throughout, but offers huge potential to create a substantially extended five/six bedroom house, subject to the usual consents.

The accommodation currently provides two interconnecting reception rooms, kitchen, breakfast room and a guest WC on the ground floor and four bedrooms and one bathroom on the first floor. There is also a 760sq ft attic, detached garage and bomb shelter all of which provides substantial additional space to extend.

This section of Hodford Road is located between the Finchley Road and Dunstan Road, close to the shops, cafes, restaurants and transport facilities of Golders Green.

**£1,750,000**

**SOLE AGENT**

**Freehold**





















# Hodford Road NW11

Gross internal area (approx.)

234 Sq m (2521 Sq ft) Including Loft, Garage, Bomb Shelter  
158 Sq m (1700 Sq ft) Excluding Loft, Garage, Bomb Shelter

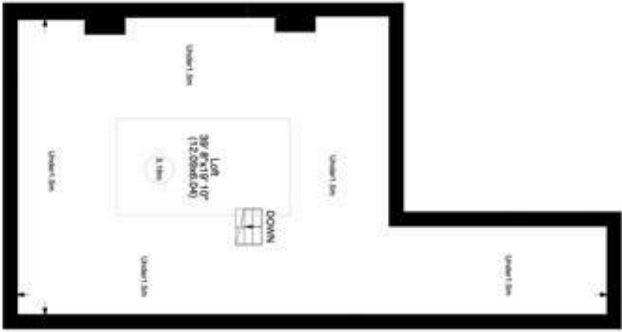
For identification only, Not to Scale



Ground Floor



First Floor



Second Floor

[www.WilliamSalisbury.Photography](http://www.WilliamSalisbury.Photography)

Not to Scale, for guidance only and must not be relied upon as a statement to fact. All measurements areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).