

An elegant apartment that offer stylish and practical living

King Henrys Road, Primrose Hill, London, NW3 3RB

 3  3  1

Guide Price £2,350,000

savills



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## About this property

Boasting a private entrance this three-bedroom apartment that offers stylish and practical living. The open-plan kitchen and reception area lead directly to a large 50ft southwest-facing garden, perfect for enjoying the outdoors.

The apartment includes a principal bedroom suite, two additional bedrooms (one with an en suite), a family bathroom, and a spacious utility room. It has been beautifully refurbished and benefits from wooden flooring and underfloor heating throughout.



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## Local Information

The property is conveniently located to the green open spaces of Primrose Hill park which is approximately 0.2 miles away. The fashionable shops, cafes and restaurants on Regents Park Road are approximately 0.5 miles away. The transport links of Swiss Cottage underground stations (Jubilee line) is approximately 0.4 miles and Chalk Farm underground (Northern Line) is approximately 0.7 miles away. Both have excellent bus links in and out of London.



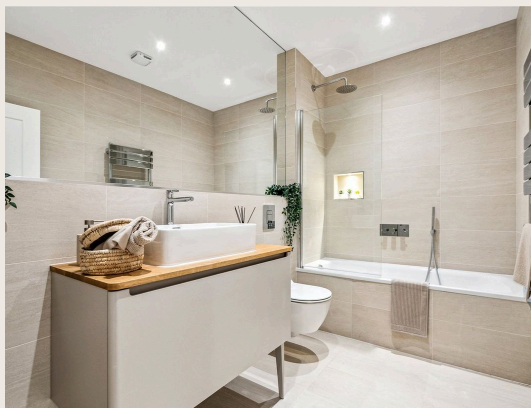
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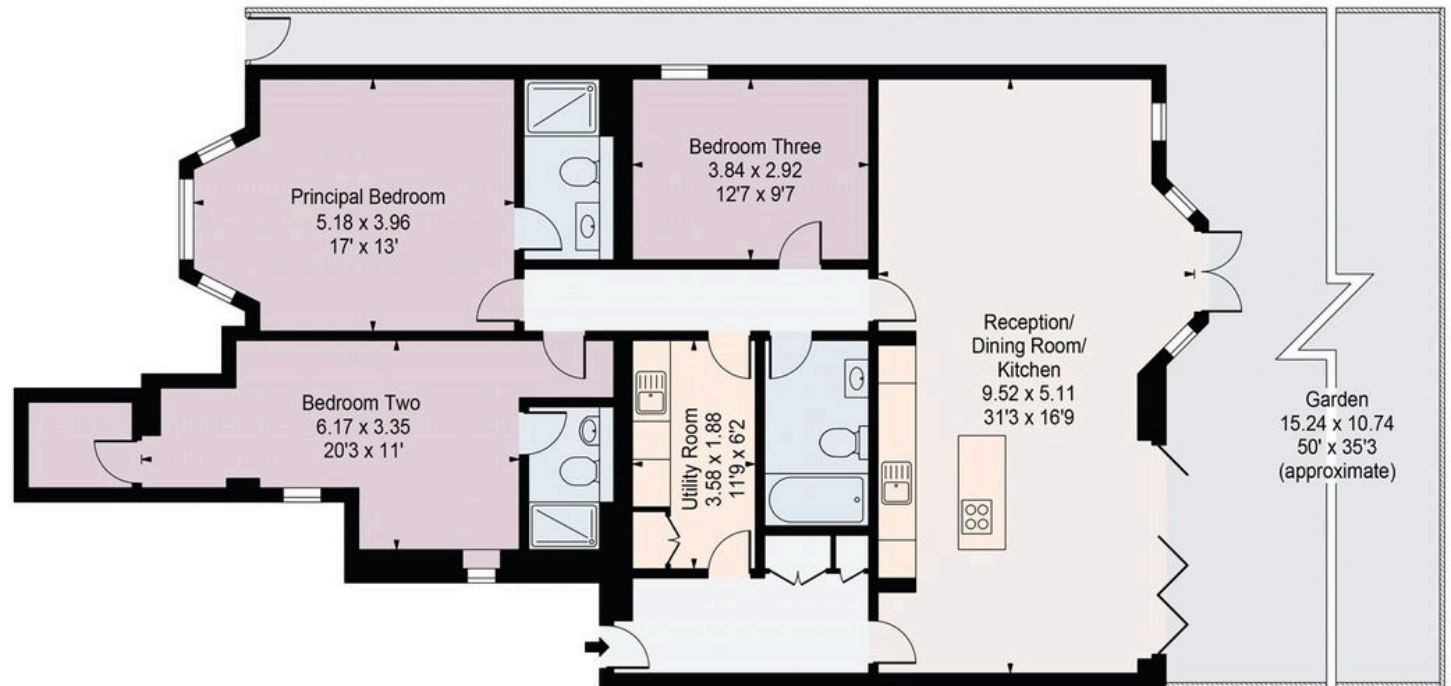


## Plans

Approx. gross internal floor area

1,433 sq ft

King Henrys Road  
Gross Internal Area(Approx)  
Total = 133.13 Sq m / 1433 Sq ft



Ground Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)  
For Illustration Purposes Only - Not To Scale

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## Key Information

### Local Authority

London Borough of Camden

### Council Tax

Band = F

### Tenure

Share of Freehold  
(Lease Expiry 2150)

### Ground Rent

£100 per annum

### Service Charge

£1,000 per annum

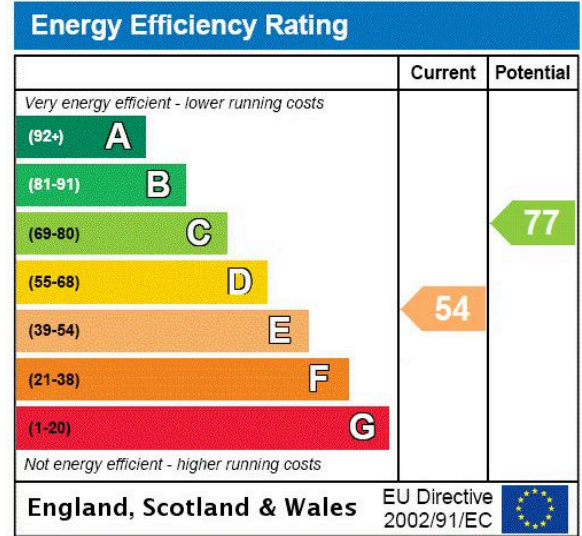
### Services & Additional Information

Buildings insurance is included in service charge

### EPC

EPC Rating = E

PROPERTY



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## Enquire



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Primrose Hill

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## More Information



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Published: November 2024

Property Ref: PHS240088

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