

# CAMERONS STIFF & Co.

Inc. QUEENS PARK PARTNERSHIP



## Ellesmere Road, NW10

A most charming mid terrace Edwardian property, stylishly presented to an extremely high standard, retaining many of the period features.

The house has been lovingly restored combining both original and contemporary fittings. Providing 1619 sq ft of living space, this family home comprises four bedrooms, two bathrooms, double reception and open plan kitchen leading on to the well maintained 36 ft garden with a lovely studio (with electricity and burning stove).

Benefits include fireplaces with gas coals, stripped polished floorboards, magnificent loft area, fitted dresser and shelves, double glazing and excellent storage.

Situated on this popular tree lined road just minutes walk to Gladstone Park and Dollis Hill Jubilee Line Station (Zone 3) with excellent transport links into Central London. Viewing is essential.

- Unique family home, 1619 sq ft
- 4 bedrooms, 2 bathrooms
- Stylishly refurbished throughout
- 36 ft garden with studio
- Close to Gladstone Park & transport links
- Viewing is highly recommended

**£975,000 Freehold**

**[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)**

# CAMERONS STIFF & Co.

Inc. QUEENS PARK PARTNERSHIP



[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

# CAMERONS STIFF & Co.

Inc. QUEENS PARK PARTNERSHIP

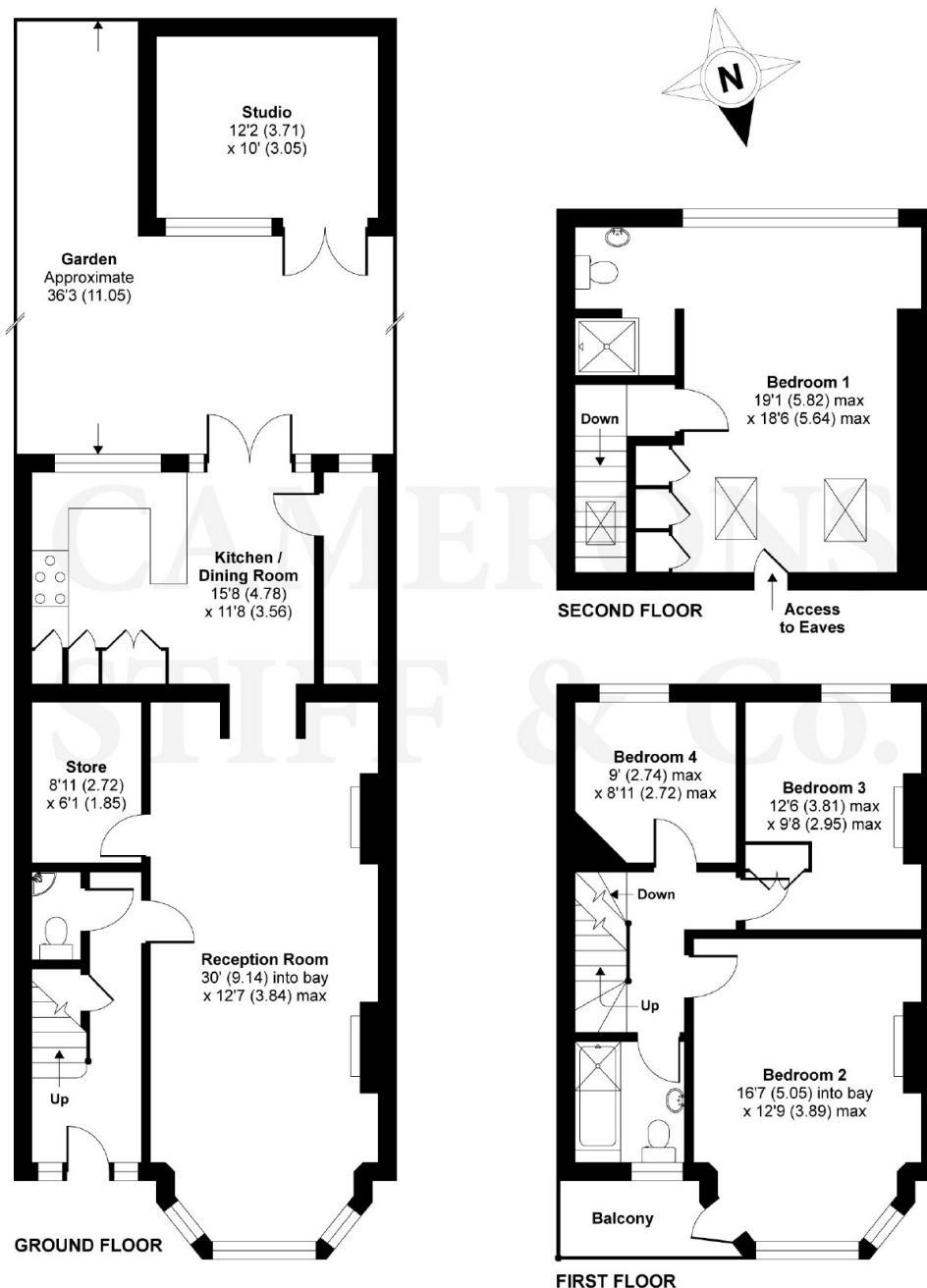


[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)

Energy Efficiency Rating		
Energy efficient - lower running costs	Current	Potential
92-100 <b>A</b>		
81-91 <b>B</b>		
69-80 <b>C</b>		
55-68 <b>D</b>		
49-54 <b>E</b>		
45-48 <b>F</b>		
35-44 <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

## Ellesmere Road, London, NW10

APPROX. GROSS INTERNAL FLOOR AREA 1619 SQ FT 150.4 SQ METRES (EXCLUDES STUDIO)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Copyright nichecom.co.uk 2018 Produced for Camerons Stiff & Co REF : 312732

[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)

275 Willesden Lane, London NW2 5JA T: 020 8459 1133 E: [enquiries@cameronsstiff.co.uk](mailto:enquiries@cameronsstiff.co.uk)

62 Salusbury Road, London, NW6 6NS T: 020 7328 2828