



## Eton College Road, Belsize Park, NW3

This elevated ground floor flat is situated in this popular and sought after 1930's purpose built block, and there are very few three bedroom flats in this building so therefore they rarely come onto the market, this family flat with good sized evenly proportioned rooms, comprises of three bedrooms (2 doubles and a single), family bathroom, fully fitted and equipped kitchen, entrance hall and reception room with wood flooring and the reception room over looks Eton College Road.

We are pleased to offer for sale this elevated ground floor flat situated in this popular and sought after 1930's purpose built block, there are very few three bedroom flats in this building and therefore they rarely come onto the market for sale, this family flat with good sized evenly proportioned rooms, comprises of three bedrooms (2 doubles and a single), family bathroom, a fully fitted and equipped kitchen, entrance hall and reception room with wood flooring and the reception room over looks Eton College Road, the flat also benefits from communal gardens, portage and off street parking on a first come first served basis and a long lease of 136 years remaining. The flat is located in an excellent location only a short walk to Chalk Farm tube station (Northern Line) and if you stroll across Bridge Approach it takes you into Primrose Hill, where there are a wide variety of restaurants, street cafes, and boutique shops and of course there is the wonderful Primrose Hill

**£775,000**

### Features

- ✓ Three bedrooms
- ✓ Fully fitted & equipped kitchen
- ✓ Reception room over looking Eton College Road
- ✓ Family bathroom
- ✓ Communal Gardens
- ✓ Only a short walk to Chalk Farm tube station & Primrose Hill
- ✓ Portage
- ✓ Family sized flat

park. Sole agent. Viewing highly recommended.



3 Bedrooms



1 Reception



1 Bathroom



Communal Garden