



BRAMSTON ROAD, LONDON, NW10  
**£1,599,950 FREEHOLD**

**A TRULY STUNNING FIVE BEDROOM FAMILY HOME IN SUPERB CONDITION, WITH A LARGE PRIVATE GARDEN AND TWO ROOF TERRACES.**

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## LOCATION:

Properties in this area really are much bigger than the competition closer to Chamberlayne Road and due to this buyers have been snapping them up, changing the dynamics of the area hugely. Locals will gravitate towards Queens Park for lovely summer days out and to enjoy the amenities Kensal Rise, College Road or Chamberlayne Road all of which have a superb array of shops, bars and restaurants. However when things get a little hectic they can return to the relative peace and tranquillity afforded by this sizable house on Bramston Road. Other notable benefits include a close proximity to Kensal Green Station which has the Bakerloo line and London Overground lines to Euston and the City. The Elmwood Lawn Tennis Club is nearby as well as another lovely park just to the north, King Edwards Park which also has a sports centre and cross fit gym.



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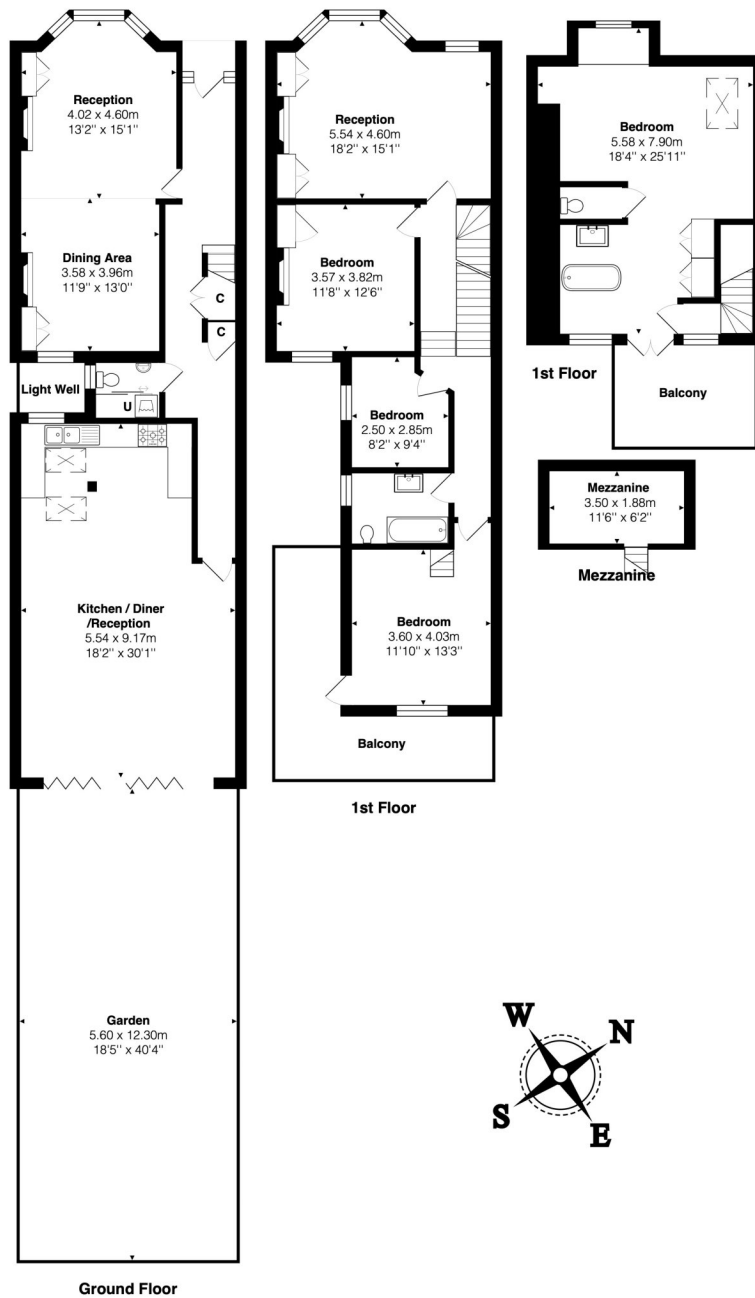
## DESCRIPTION:

This stunning property has accommodation measuring 2450 sq. ft., arranged over three floors including a fantastic loft conversion housing a double bedroom with a luxurious open plan bathroom leading to one of the roof terraces. It's a lovely space with tranquil green views overlooking the gardens beyond. Downstairs on the first floor buyers will find a beautiful master bedroom to the front of the building, a guest double (currently a kids bedroom), study, family bathroom and another delightful kids bedroom to the rear of the building, that has a playful mezzanine sleeping level and leads to the second roof terrace as well. The ground floor has an inviting entrance hall with original tiled flooring and features that leads to a grand double aspect reception room with two feature fireplaces. This is a stunning reception room that cleverly juxtaposes traditional feel and features with modern design touches. This is also representative of the rest of the house and continues to the rear of the building where buyers will find a huge open plan living area with space for cooking, lounging and dining all overlooking and leading to a large private garden.

Buyers really have to view this house to get the feel for it.

It has an abundance of space and style, certainly one of the best we've seen this year.

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Total Area: 227.6 m<sup>2</sup> ... 2450 ft<sup>2</sup> (excluding garden, light well, balcony)  
All measurements are approximate and for display purposes only

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

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