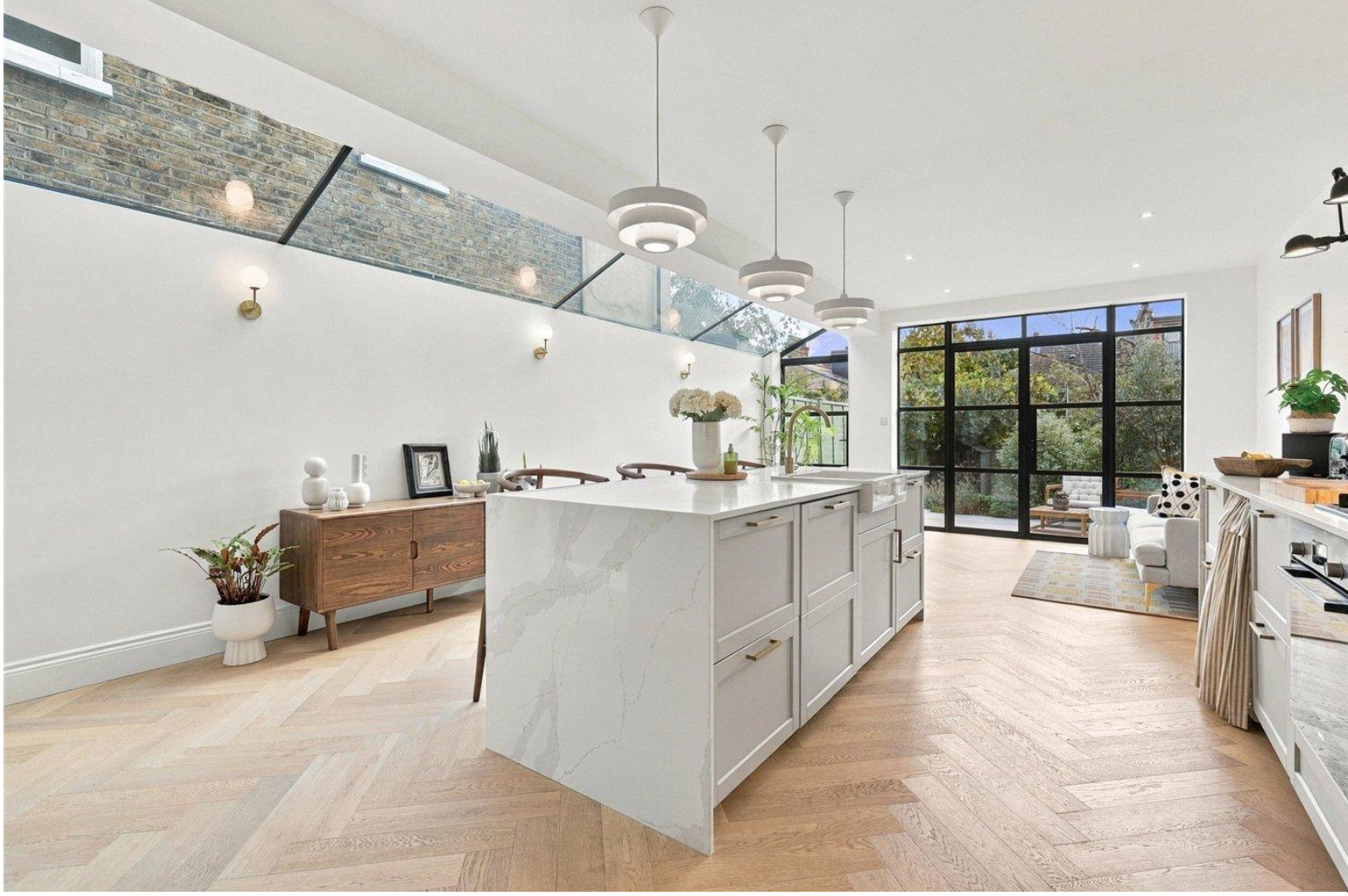

Buchanan Gardens, NW10

5 2 3

£1,950,000 *Freehold*

An exceptional five bedroom Victorian family home, beautifully extended and finished to an impressive standard, offering over 2,250 sq. ft of stylish accommodation and a stunning contemporary kitchen.

KEY FEATURES

- FIVE BEDROOM VICTORIAN FAMILY HOME
- OVER 2,250 SQ FT OF ACCOMMODATION
- SPECTACULAR EXTENDED KITCHEN AND DINING ROOM
- TWO SEPARATE RECEPTION ROOMS
- BEAUTIFULLY APPOINTED BATHROOMS AND EN SUITE
- LANDSCAPED SOUTH FACING REAR GARDEN





Kensal Rise & Queens Park

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DESCRIPTION

This beautifully presented Victorian house has been thoughtfully extended and refurbished to create an outstanding family home, combining elegant period features with contemporary design and exceptional attention to detail.

The ground floor offers a welcoming entrance hall leading to a charming front reception room with a large bay window, plantation shutters and a feature fireplace. A second reception room provides additional living space, ideal for relaxing or use as a family room.

To the rear is the real centrepiece of the house, a spectacular kitchen and dining room extending over 25 feet in length. Beautifully designed with bespoke cabinetry, marble effect worktops and a substantial central island, this impressive space is flooded with natural light from extensive overhead glazing and full width Crittall style doors opening onto the garden. The kitchen offers ample room for dining and entertaining, with attractive herringbone flooring running throughout.

The first floor comprises three well proportioned bedrooms, including an impressive principal bedroom with a bay window and original decorative fireplace, together with a beautifully appointed family bathroom.

The second floor provides two further bedrooms, including a generous loft bedroom with skylights, excellent storage and access to a stylish en suite shower room.

Outside, the landscaped rear garden has been thoughtfully designed for entertaining and relaxation, with a generous paved terrace, established planting and a lawned area.







LOCATION

Buchanan Gardens is an attractive residential street in Kensal Rise, conveniently positioned for the excellent selection of independent shops, cafés, restaurants and amenities that make this part of North West London so popular with families. Nearby Chamberlayne Road offers a vibrant collection of local favourites, including Gail's, The Chamberlayne pub and the much loved Lexi Cinema. College Road is also within easy reach, with its independent cafés, delicatessens and restaurants, including The Island pub, OneOneSix and L'Angolo.

The beautiful open spaces of Queen's Park are easily accessible, offering tennis courts, a children's playground, café and extensive recreational facilities. The area is also well served by a selection of popular local schools, including Ark Franklin Academy and Princess Frederica's Primary School, subject to catchment and admissions criteria. Transport connections are excellent, with Kensal Rise Overground station providing connections across London, while Kensal Green station offers Bakerloo line and Overground services into Central London.

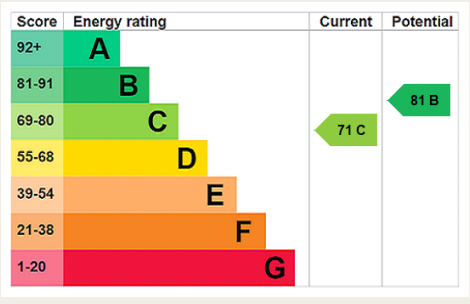
For more information, scan the QR code or visit the link below

https://www.winkworth.co.uk/sale/property/KQP240506

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

MATERIAL INFO

Tenure: Freehold
Council Tax Band: E
EPC rating: C

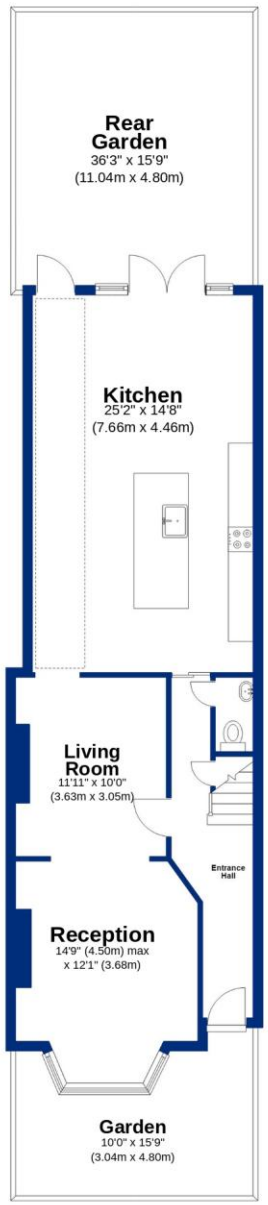


Buchanan Gardens

Total area: approx. 1959.5 sq. feet (182.0 sq. metres)

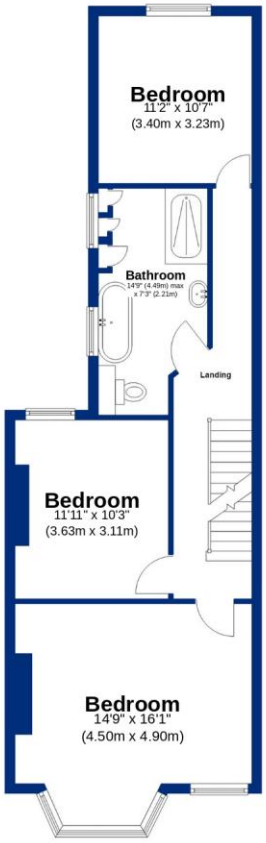
Ground Floor

Approx. 766.5 sq. feet (71.2 sq. metres)
(excluding Rear Garden, Garden)



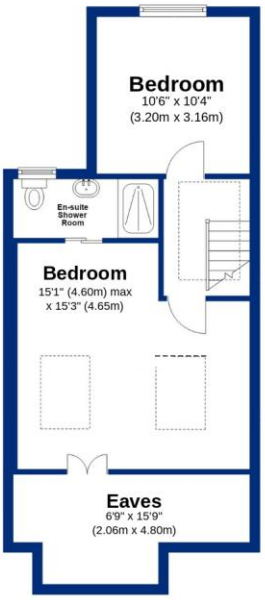
First Floor

Approx. 678.8 sq. feet (63.1 sq. metres)



Second Floor

Approx. 514.2 sq. feet (47.8 sq. metres)



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All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
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Plan produced using PlanUp.

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