



Agincourt Road, NW3

£600,000 *Share of Freehold*

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Located on the first floor of this attractive red-brick Victorian building on Agincourt Road, in the heart of South End Green, this well-presented property offers bright and spacious accommodation throughout. The property comprises a lovely large reception room with a modern open-plan kitchen, two double bedrooms, and a contemporary bathroom. The property is fully double glazed throughout and is chain free. South End Green is close by (200m), offering an excellent selection of cafes, gastro pubs, restaurants and local shops. Hampstead Heath is 0.2 miles away and Hampstead Village is 0.5 miles away. For transport links, Belsize Park Underground Station (Northern Line) is approximately 0.4 miles away, while Hampstead Heath Overground Station is approximately 0.2 miles away.



Winkworth Belsize Park

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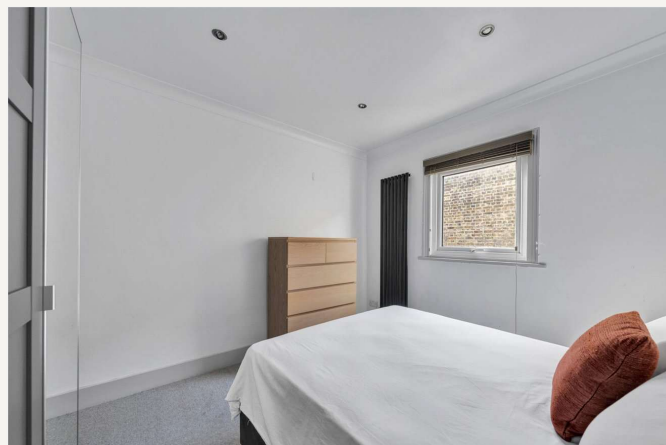
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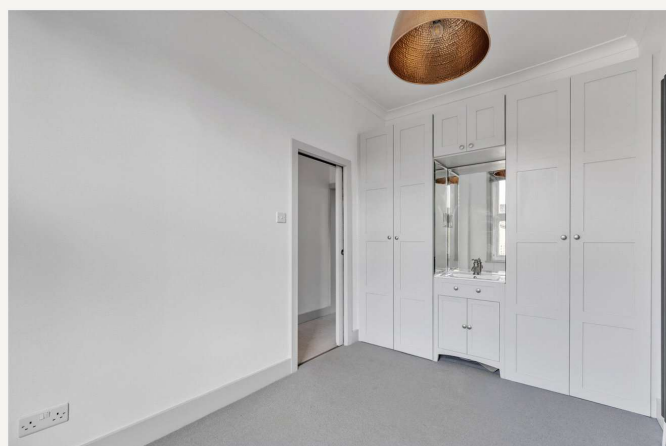
KEY FEATURES

- Two Double Bedrooms
- Large Reception Room
- Modern Open-Plan Kitchen
- Bathroom
- Fully Double Glazed
- Share of Freehold
- Chain Free



MATERIAL INFO

Tenure: Share of Freehold
Lease Expiry Date: 14/09/2026
Service Charge: Ad Hoc
Council Tax Band: D
EPC rating: C





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

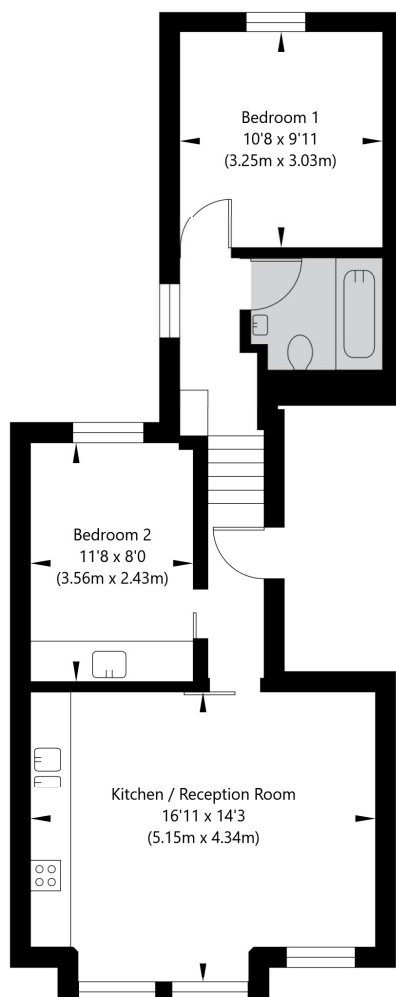
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/BEL260042>

Agincourt Road, London, NW3 2PD

First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 52.00 SQ M / 560 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 52.00 SQ M / 560 SQ FT
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND
SHOULD BE USED FOR THIS PURPOSE BY PROSPECTIVE APPLICANTS AS ITS NOT TO SCALE.

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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.

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