

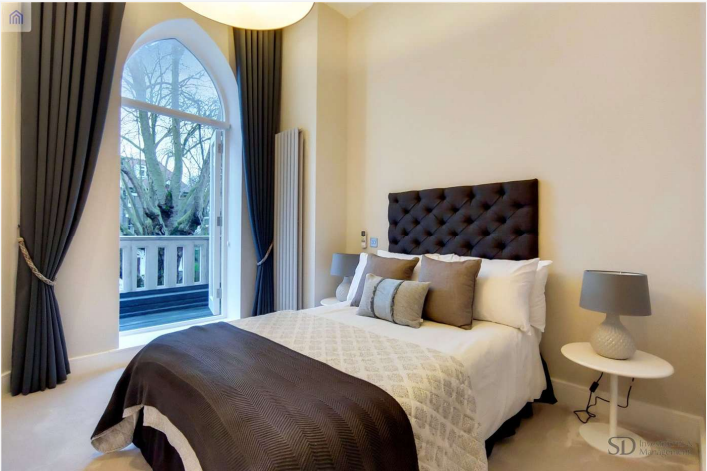
FITZJOHNS AVENUE, NW3 £2,000 PER WEEK FURNISHED

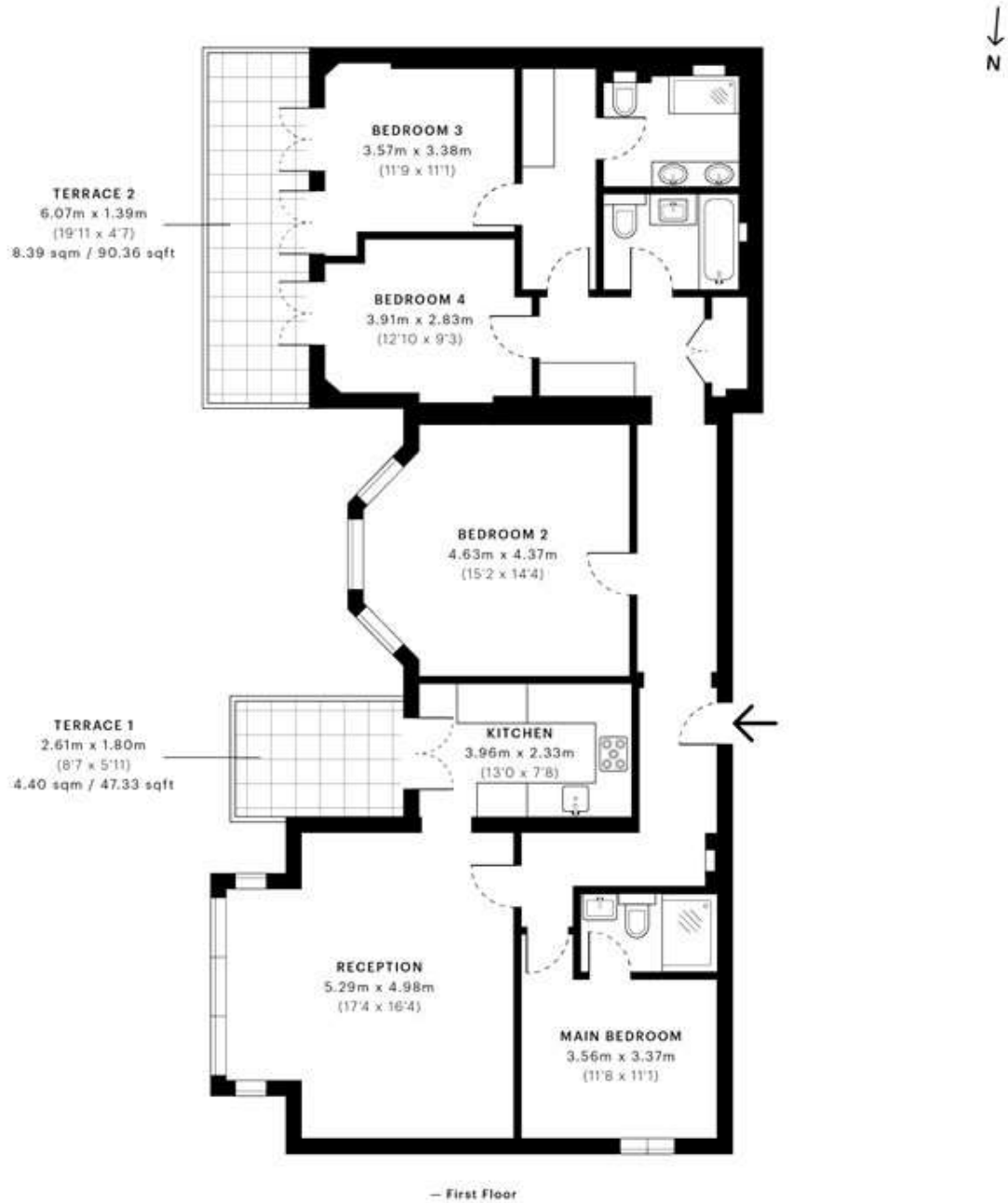
A refurbished third-floor apartment set in this red brick period conversion is well located for Hampstead Village (Northern Line) as well as Swiss Cottage Underground (Jubilee Line) and the amenities of the Finchley Road. The apartment benefits from high ceilings and a delightful outlook over the residents' communal gardens.

Four Bedrooms | Three Bathrooms | Reception | Kitchen | Two Private Balconies | Air Conditioning

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GROSS INTERNAL AREA (GIA)
The footprint of the property.
126.17 sqm / 1358.08 sqft



NET INTERNAL AREA (NIA)
Excludes walls and external features.
Includes walkways, recessed head heights.
116.88 sqm / 1258.09 sqft



EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
12.79 sqm / 137.67 sqft



RESTRICTED HEAD HEIGHT
Limited use area under 1.8m
0.00 sqm / 0.00 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 1B RESIDENTIAL 140.09 sqm / 1507.92 sqft
IPMS 3C RESIDENTIAL 131.40 sqm / 1414.36 sqft

spec id: 5f352c7b352060dbcf977968

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

Tenancy Deposit: £12,000.00

Holding Deposit: 1 weeks rent where the rent is up to £100,000 per annum, 2 weeks rent where the rent is over £100,000 per annum

Council Tax Band: G

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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Belsize Park | 161 Haverstock Hill, London, NW3 4QT | 020 7483 7604 |
belsizepark@winwkorth.co.uk

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