



BATHURST GARDENS, LONDON, NW10

£1,299,950 FREEHOLD

**WINKWORTH ARE DELIGHTED TO BRING TO MARKET
THIS SPECTACULAR EXAMPLE OF AN EDWARDIAN
FAMILY HOME IN THE HEART OF KENSAL RISE.**

Kensal & Queens Park | 0208 960 4947 | kensalrise@winkworth.co.uk

Winkworth

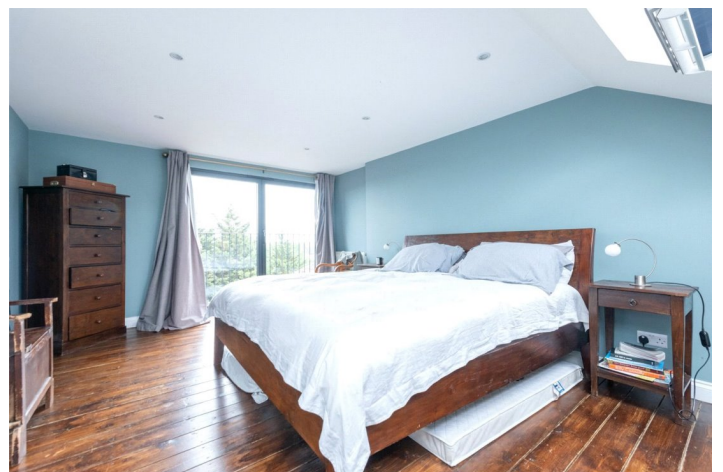
winkworth.co.uk

See things differently



LOCATION:

Bathurst Gardens is a great street in this area with larger than average houses that have easy access to the Bakerloo line and London Overground and Kensal Green. For cafe culture both College Road and Chamberlayne Road have an abundance of local eateries, shops and pubs that have really expanded over the last few years as the area catches up with its neighbour, Queens Park. Queens Park itself is less than a mile from the front door of this property and there is also easy access via Ladbroke Grove to the delights of Notting Hill, a 10 min bus journey away. This property is within the catchment for great local schools including Princess Frederica's and Ark Franklin. Highly recommended.



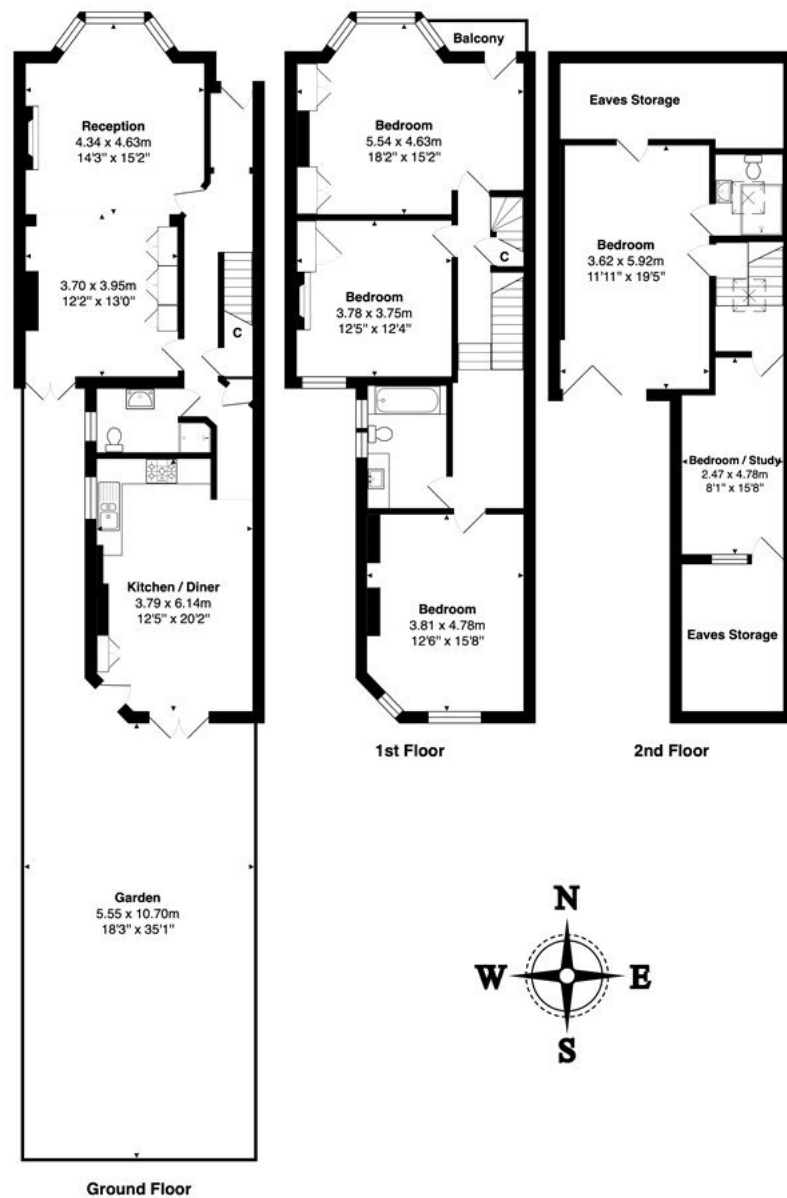
Winkworth



DESCRIPTION:

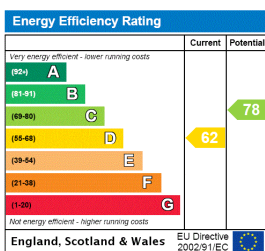
This stunning house has accommodation of around 2020 sq. ft. spread over three floors including an amazing double loft conversion that has created two further bedrooms and a good sized shower room. On the first floor you will find three further bedrooms, with the guest room at the rear of the property. Downstairs from a lovely hallway there is a double aspect reception room with feature fireplaces, a utility / shower room, and a modern kitchen with a breakfast bar leading to the south facing garden at the rear. The condition of the property is very good and it has made a lovely family home for the current owners but currently it is rented out so there is no upper chain.

Winkworth



Total Area: 191.6 m² ... 2062 ft² (excluding garden, balcony, eaves storage)
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.



Kensal & Queens Park | 0208 960 4947 | kensalrise@winkworth.co.uk



winkworth.co.uk

See things differently

winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.