

ASTON CHASE



PRIMROSE GARDENS

44 Belsize Park, NW3

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A beautifully presented five-bedroom family residence, ideally positioned in the heart of Belsize Park and extending to over 3,000 sq ft. This exceptional home has been meticulously finished to an exacting standard, offering well-proportioned accommodation arranged over several floors.

The property comprises an impressive double reception room with balcony, a generous open-plan kitchen and breakfast room leading through to a versatile family room, with direct access onto a private, landscaped Zen-style garden and patio. The principal bedroom features a luxurious en-suite bathroom and separate dressing area, complemented by four further double bedrooms, two en-suite shower rooms and a family bathroom.

Further highlights include excellent built-in storage, air conditioning, an integrated music and communications system and underfloor heating throughout.

ACCOMMODATION

Primrose Gardens is ideally situated just 0.2 miles from Belsize Park Underground station (Northern Line), while the independent shops, cafés and restaurants of England's Lane are also within easy reach.

AMENITIES

5 Bedrooms | 2 Bathrooms | 2 En Suite Shower Rooms | Guest WC/Utility Room | Double Reception Room | Kitchen/Breakfast Room | Family Room | Plant Room | 2 Terraces | Garden | Courtyard | Air Conditioning



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

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