

ASTON CHASE



FITZJOHNS AVENUE
Hampstead, NW3

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A stunning newly refurbished two-bedroom, two-bathroom apartment with a private terrace, set on the third floor of a prestigious Edwardian red brick mansion with lift and gated entrance.

The apartment has been interior designed to an excellent standard and comprises a bright reception and dining room, separate fully integrated kitchen, two double bedrooms with en-suite bathrooms, and a private terrace accessed from both the reception room and kitchen.

Further benefits include 24-hour concierge service, communal gardens, bike storage, CCTV, wood flooring, air conditioning, gas central heating and video entry-phone. Available furnished or unfurnished.

ACCOMMODATION

Two double bedrooms, both with en-suite bathrooms, Private terrace accessed from the reception room and kitchen Wood flooring throughout, Residential concierge service, Communal gardens, bike storage and CCTV

AMENITIES

Situated within easy walking distance of Hampstead Underground Station (Northern Line) and the amenities of Hampstead Village.

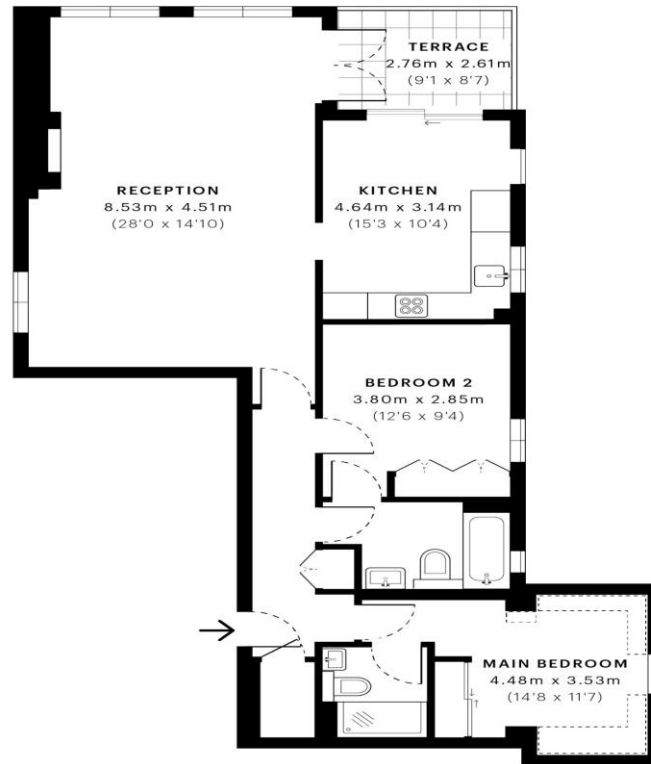


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— Third Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
90.67 sqm / 975.96 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
85.09 sqm / 915.90 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
7.03 sqm / 75.67 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5 m
2.07 sqm / 22.28 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 3B RESIDENTIAL 98.76 sqm / 1063.04 sqft
IPMS 3C RESIDENTIAL 93.84 sqm / 1010.09 sqft

SPEC ID: 5f3556a07fe290dbad68fct