

161 Kentish Town Road London NW1 8PD

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£740 per week Mansfield Road, Belsize Park, NW3



- Split Level
- Large Roof Terrace
- Very Spacious

- High Ceilins
- Well Presented
- Convenient Location

Newly refurbished, larger than average 3 double bedroom maisonette with own terrace, very large open plan reception room, fitted modern kitchen, bathroom and cloak room. Conveniently located within a very short walk from the many amenities of Belsize Park, Gospel Oak, Southend Green & the open spaces of Hampstead Heath.

Mansfield Road, Belsize Park, NW3

Environmental Impact (CO) Rating				
	Current	Potentia		
Very environmentally friendly - lower CO2 emissions (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO2 emissions	50	58		
England, Scotland & Wales	EU Directive 2002/91/EC			

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Energy Efficiency Rating				
			Current	Potentia
Very energy effic	cient - lower running co	osts		
(92-100) A				
(81-91)	В			
(69-80)	C			
(55-68)	D		57	65
(39-54)	2			
(21-38)		F		
(1-20)		G		
Not energy effici	ent - higher running co	osts		
England, Scotland & Wales		EU Directive 2002/91/EC		













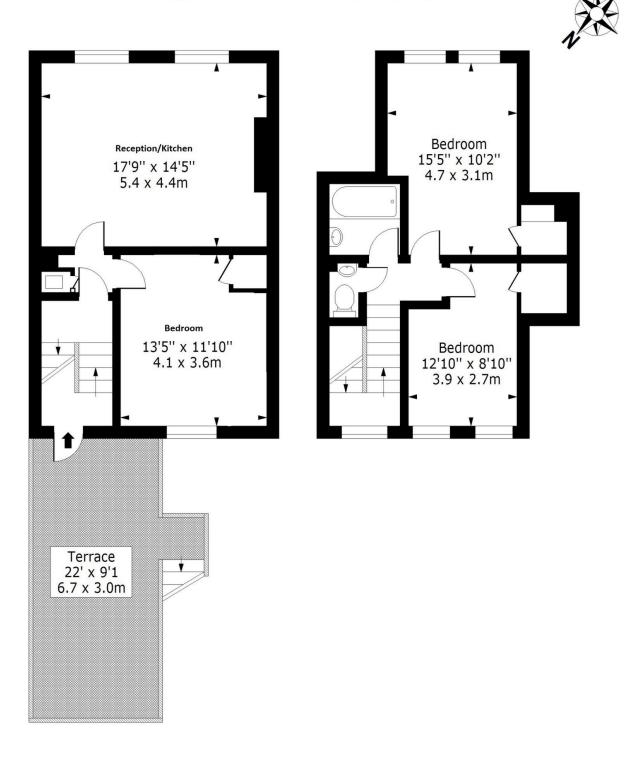






Mansfield Road, NW3

Approx. Gross Internal Area 917 Sq Ft - 85.19 Sq M

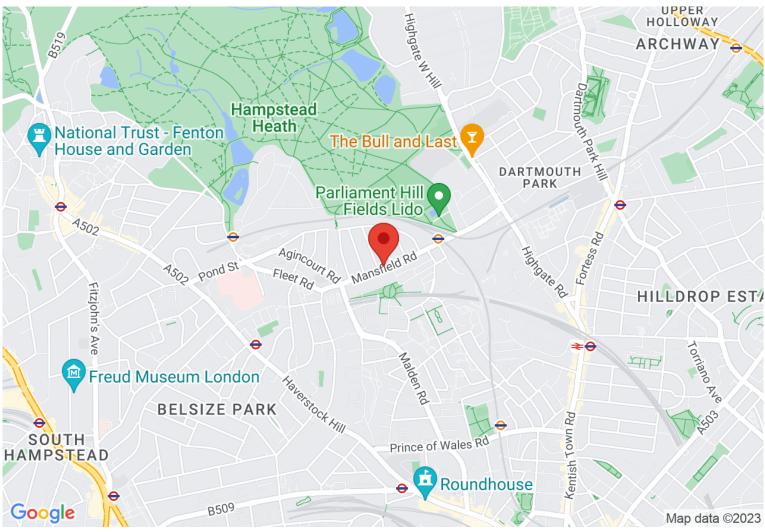


First Floor Floor Area 506 Sq Ft - 47.01 Sq M Second Floor Floor Area 411 Sq Ft - 38.18 Sq M

For Illustration Purposes Only - Not To Scale www.lpaplus.com

Directions

Location



VIEWING BY APPOINTMENT WITH AGENTS ROCHESTER PLACE 161 Kentish Town Road,Camden,London,NW1 8PD T: 020 7284 4747 E: info@rochesterplace.co.uk W: www.rochesterplace.co.uk

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

Survey or service reports before finalizing their offer to purchase. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER ROCHESTER PLACE NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. Written guotations available on request. All loans secured on property. Life assurance is usually required.