



Ornan Road, Belsize Park, NW3

Asking Price: £1,400,000

Benham
& Reeves

Ornan Road, Belsize Park, NW3

🏠 3 Bedroom (s) 🚿 1 Bathroom (s) 🔑 Leasehold

An extremely spacious (1529 sq. ft.) apartment arranged over the fourth floor of an attractive mansion block in a much sought-after and highly convenient location moments from Belsize Park station.

The flat is very bright with far reaching views to both front and rear. There are three generously proportioned bedrooms, a kitchen with dining area, a bathroom with a separate w.c. and a magnificent 41' reception room which runs from the front to the rear of the building.

Rosslyn Court is located in Ornan Road moments from the multiple shopping, restaurant and transport facilities in Belsize Park (Northern line - Zone 2). The charming local shops and eateries of Belsize Village are also just a short stroll away, as is South End Green with its Marks & Spencer Food Hall along with easy access to the heath.



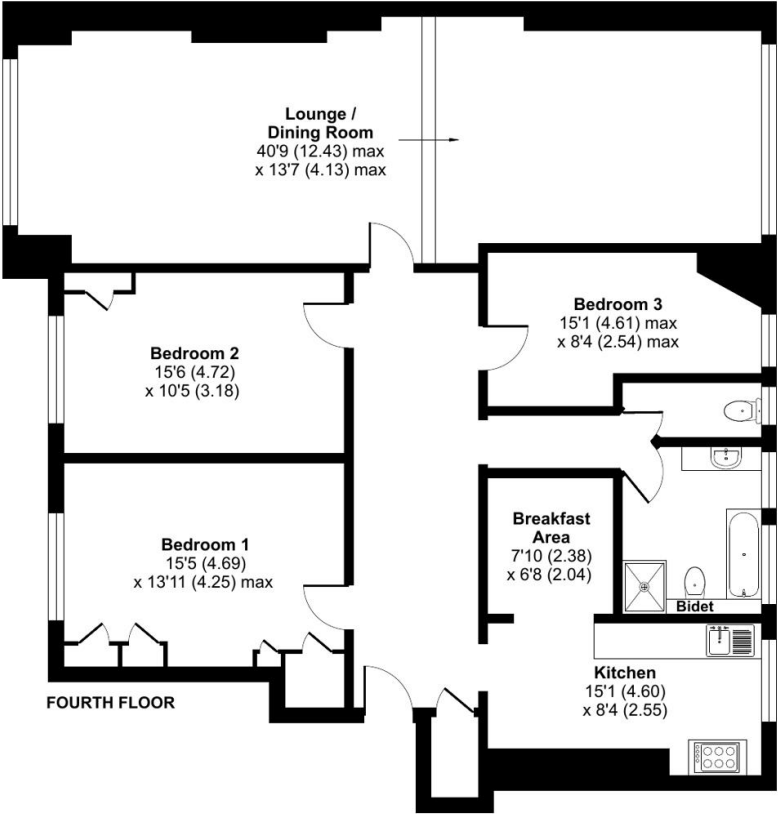


Property Features:

- 41' Double Reception Room
- Kitchen
- Dining Area
- 3 Double Bedrooms
- Family Bathroom
- Separate W.C.
- Lovely Views
- Residents' Parking Zone

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Approximate Area = 1529 sq ft / 142 sq m
For identification only - Not to scale



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+)	A	
(81-91)	B	
(69-80)	C	80
(55-68)	D	71
(39-54)	E	
(21-38)	F	
(1-20)	G	
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC



Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£1,400,000
Tenure:	Share of Freehold Expires 24/03/2122 Approximately 97 Years Remaining
Service Charge:	£2,400.00 (per annum) For the year of 2024
Anticipated Rent:	£3,400.00 pcm Approx. 2.7% Yield

Viewings:

All viewings are by appointment only through our Hampstead Office.

Our reference: HAM240053

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