



**A 2 DOUBLE BEDROOM APARTMENT ON THE TOP FLOOR OF THIS PERIOD  
CONVERSION**

REGENTS PARK ROAD, LONDON, NW1

**Guide Price £950,000 – Leasehold**



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2 Double Bedrooms • Large Reception Room  
• Views of Regents Park  
• In need of some refurbishment • Top Floor

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### Description

Set within a period conversion is this well presented second floor (top floor) 2 bedroom flat. Features include a large reception room with views of Regents Park, a separate kitchen, 2 double bedrooms and the potential to add a second bathroom. Further benefits include a family bathroom, a storage cupboard, lots of light and the flat will be sold with a long lease.

### Location

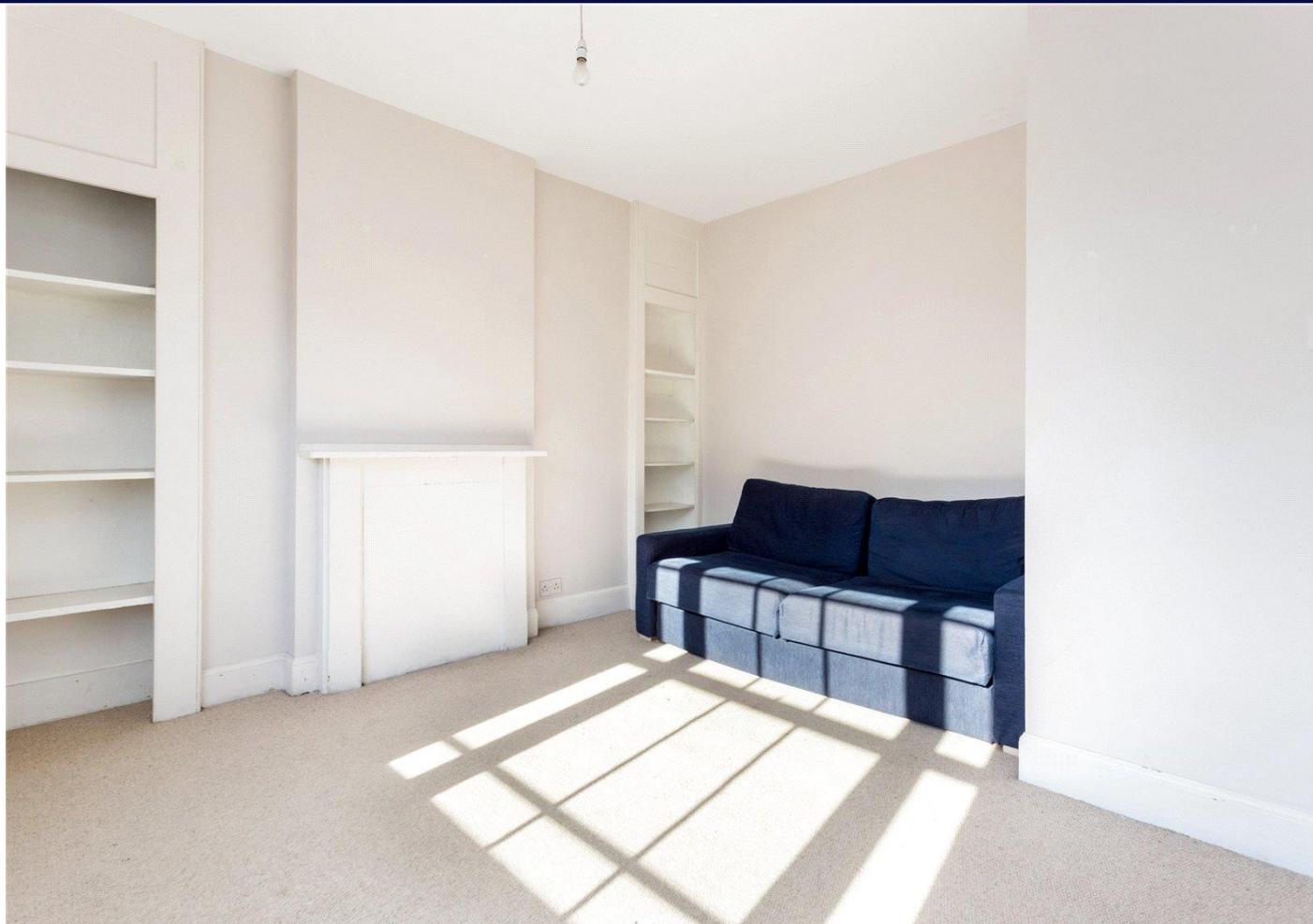
Regents Park Road is a wide residential street within the Primrose Hill Conservation Area, with its charming shops and cafes literally a stroll away. The green open spaces of Primrose Hill and Regent's Park are also on the doorstep. The transport links of Chalk Farm and Camden Town underground stations (Northern Line) are both within short walking distance and the 274 bus route is just outside.

### Energy Performance

A copy of the full Energy Performance Certificate is available on request.

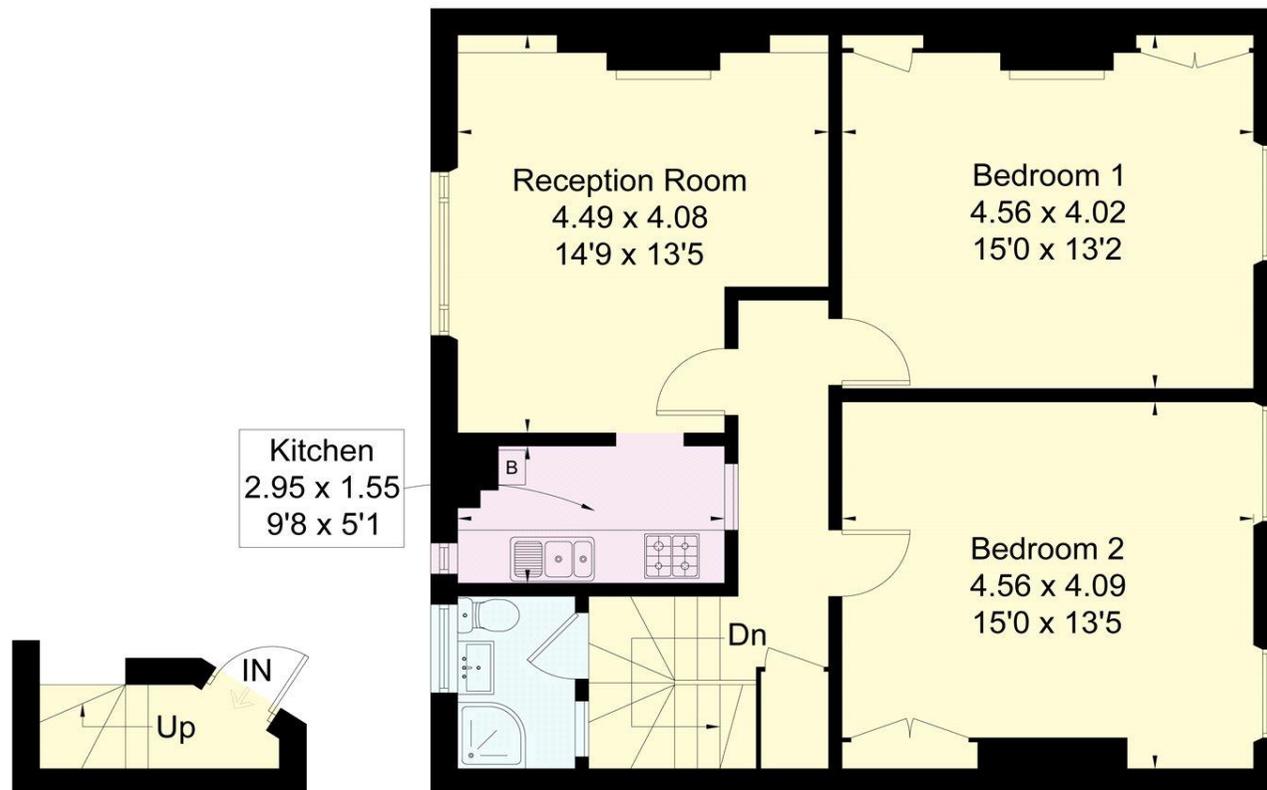
### Viewing

Strictly by appointment with Savills.





Approximate IPMS2 Floor Area = 75.9 sq m / 817 sq ft  
For identification only. Not to scale.  
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First Floor

Second Floor



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