

An opportunity to acquire an unmodernised family house in the heart of Swiss Cottage



Family house • Double garage and Off street parking behind gates • Garden, Patio and large balcony • Refurbishment opportunity • Freehold

Local Information

Victoria Rise is located on Hilgrove Road is ideally positioned in South Hampstead and is situated 0.3 miles away from Finchley Road/Swiss Cottages high-street & it's large variety of shops, bars & restaurants. The nearest tube station is Swiss Cottage (Jubilee Line) which is 0.3 miles away and provides excellent transport links to the City and the West End.

About this property

A deceptively spacious mid-terrace townhouse situated within a private drive set behind electronic gates conveniently located to the amenities of Fairfax Road. The house which is in need of major refurbishment is arranged over four floors and provides versatile accommodation. Comprising of five bedrooms, three bathrooms, a large reception/ dining room, an eat in kitchen and a guest cloakroom. The property further benefits from a double garage, patio, garden and a large balcony.

Tenure

Freehold

Local Authority

Camden, London

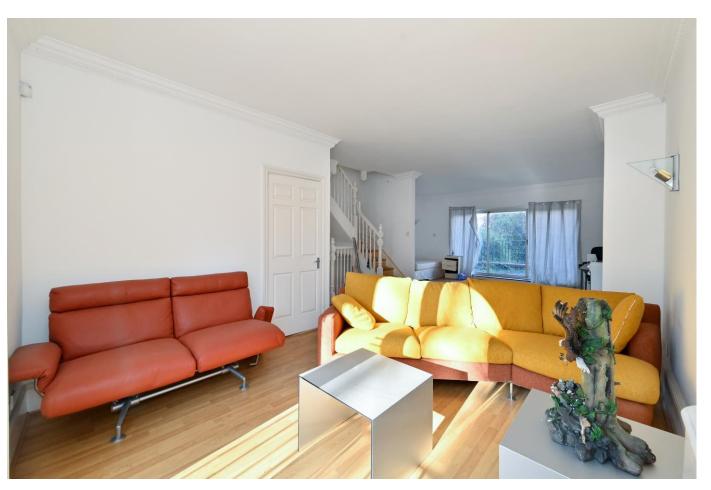
Energy Performance

EPC Rating = F

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills St. John's Wood & Regents Park Office.

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Victoria Rise Approx. Total Internal Area 2431 Sq Ft - 225.85 Sq M Approx. Gross Internal Area Of Garage 280 Sq Ft - 26.01 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract, intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quited are approximate and should not be used to value a property or be the basis of any side or let.

Energy Efficiency Rating Current Potential Very energy efficient - lower running costs (92+) A C (69-80)E 31 G Not energy efficient - higher running costs

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