



HOLLAND ROAD, LONDON, NW10

£1,150,000 FREEHOLD

A LOVELY OPPORTUNITY TO PURCHASE AND RENOVATE TO YOUR OWN TASTE THIS BEAUTIFUL EDWARDIAN PERIOD FAMILY HOME.

Kensal & Queens Park | 0208 960 4947 | kensalrise@winkworth.co.uk

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LOCATION:

Holland Road is a lovely wide street just to the West of All Souls Avenue in Kensal Green. The houses here are larger than average and therefore buyers go for the space in this area. Transport links at Kensal Green are excellent meaning that you can use the London Overground or Bakerloo Underground very easily and there is an array of shops and cafe's on College Road which is around 1/4 mile walk from the house. Lovely green spaces can be found at King Edwards Park, Roundwood Park or Queen's Park which are all within a reasonable distance of the property. Highly recommended.



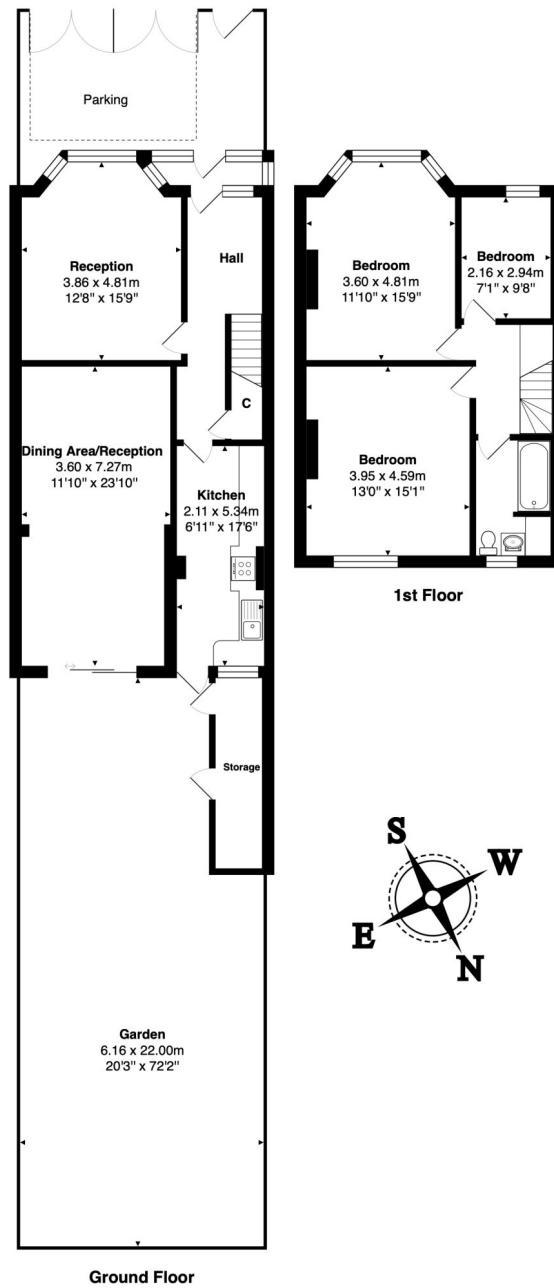
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DESCRIPTION:

This fantastic house already has 1400 sq. ft. of internal accommodation arranged in the original layout as a three bedroom family home. Buyers will add space and value by extending to the rear and into the loft (subject to any necessary consents) to create around 2000 sq. ft. and a four / five bedroom, two bathroom family home with an extended kitchen / dining room on the garden at the rear. There are excellent examples of this all around the area and with these opportunities becoming more and more rare we expect a lot of interest in this particular house. Further benefits include off street parking, a possible studio room at the bottom of the large private garden and no upper chain!

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Total Area: 130.0 m² ... 1399 ft² (excluding garden)
All measurements are approximate and for display purposes only

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

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