



Eton Avenue, Belsize Park, London NW3

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# Eton Avenue, Belsize Park, London NW3

A spacious two bedroom two bathroom raised ground floor apartment with the use of a garden, set within a period building conveniently located between Belsize Park and Swiss Cottage.

Set within a beautiful Grade II Listed building, this stunning apartment has high ceilings, large volume rooms, period detailing and use of the back section of garden. Offering approximately 1,600 sq ft, there is a spacious reception room leading to an eat-in kitchen, principal bedroom with en-suite bathroom, second double bedroom and family bathroom. The period detailing within the apartment is exquisite and the communal entrance hall is beautifully kept.



**Guide price:** £1,600,000

**Tenure:** Share of freehold plus leasehold, approximately 127 years remaining

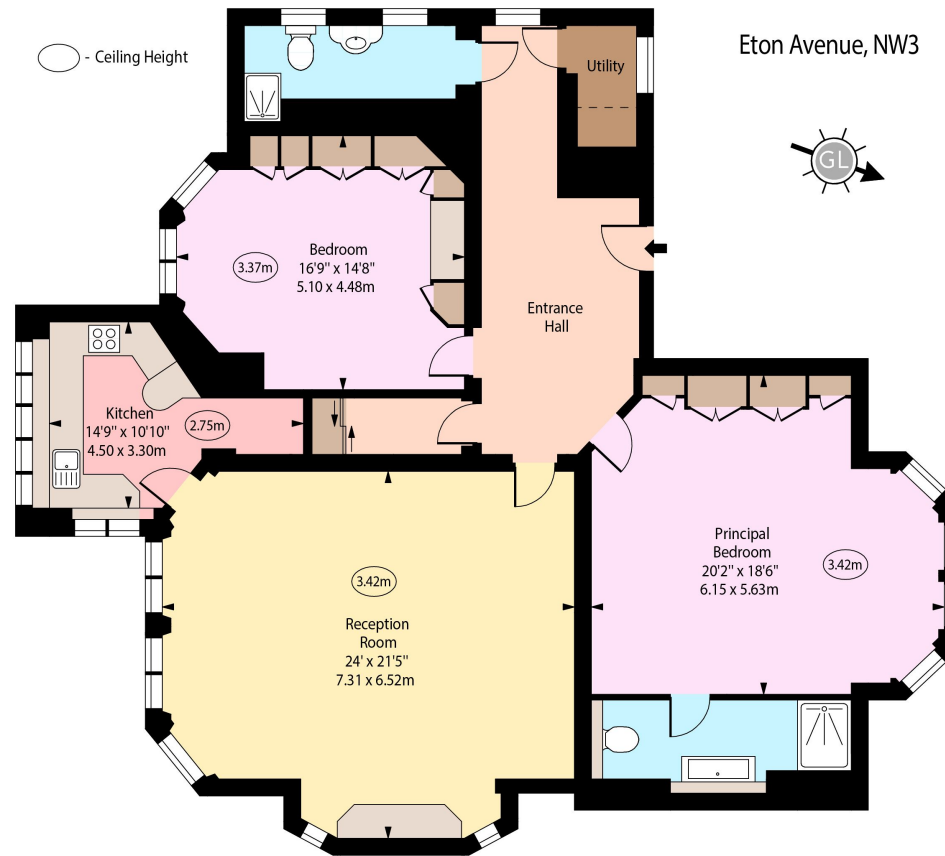
**Service charge:** approximately £3,044.40 per annum, reviewed on an annual basis

**Local authority:** London Borough of Camden

**Council tax band:** F







Ground Floor

Approx Gross Internal Area 1600 Sq Ft - 148.64 Sq M

For Illustration Purposes Only - Not To Scale

This plan is for guidance only and must not be relied upon as a statement of fact.  
Attention is drawn to the important notice on the last page of the text of the Particulars.

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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated July 2023. Photographs and videos dated July 2023.

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