



## Alma Street

Kentish Town London NW5 3DH

£775,000

An exceptionally fine two bedroom garden apartment, forming part of a delightful period end terrace building, optimally situated, on the corner of Alma St and Inkerman Rd, in the heart of the Inkerman Conservation Area.

Offering spacious and conveniently-arranged accommodation extending to 739 square feet, the property has been the subject of a thorough and meticulous programme of refurbishment during the current ownership and is, consequently, presented in immaculate order throughout.

Accessed through a private street entrance, a spacious central hallway leads to all rooms. Both bedrooms are good doubles, with a range of fitted storage. The newly fitted kitchen has ample space for dining and offers a full complement of premium appliances. The reception enjoys a sunny south-westerly aspect and the family bathroom/wc is very modern, well-appointed and fitted to a high standard.

To the rear is a split level garden, with a very useful side entrance.

Alma Street is a coveted residential side turning in the centre of Kentish Town, with little through traffic, situated very close to the amenities of Kentish Town Rd, the Underground and Thameslink, Kentish Town West Overground and the Collège Français Bilingue de Londres. A number of excellent state schools are nearby as are the open spaces of Hampstead Heath and Regent's Park.

- Fabulous period apartment
- Two good double bedrooms
- South-westerly reception
- Large, modern eat-in kitchen
- Newly installed family bathroom/wc
- Recently refurbished to a very high standard
- Private rear garden with side entrance
- Private street entrance
- Prime residential location
- Close to CFBL

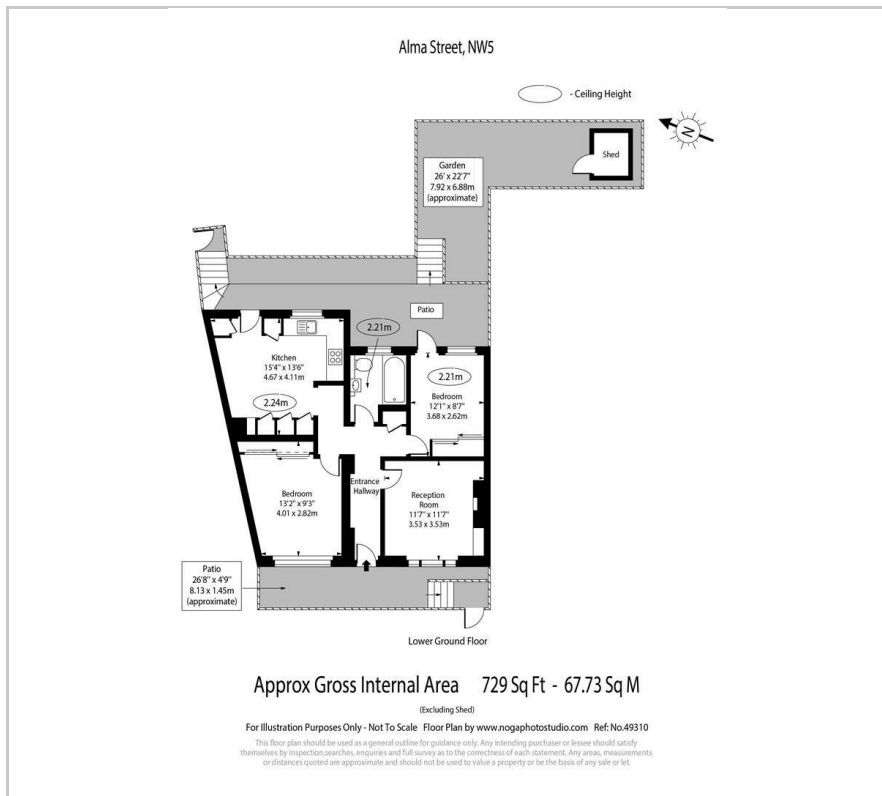
### Viewing

Please contact our Kentish Town Sales Office on 0207 482 4488 if you wish to arrange a viewing appointment for this property or require further information.

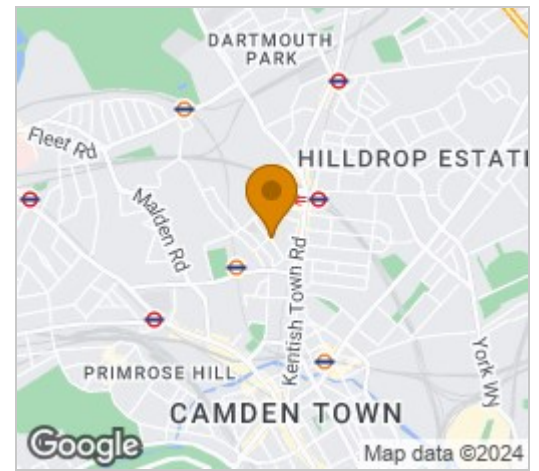




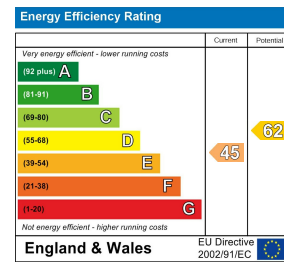
# Floor Plan



# Area Map



# Energy Efficiency Graph



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