

# **SALTER REX**

**Chartered Surveyors & Estate Agents**



**HOLMES ROAD, NW5 3AB**

**£750,000 FREEHOLD**

## LOUNGE



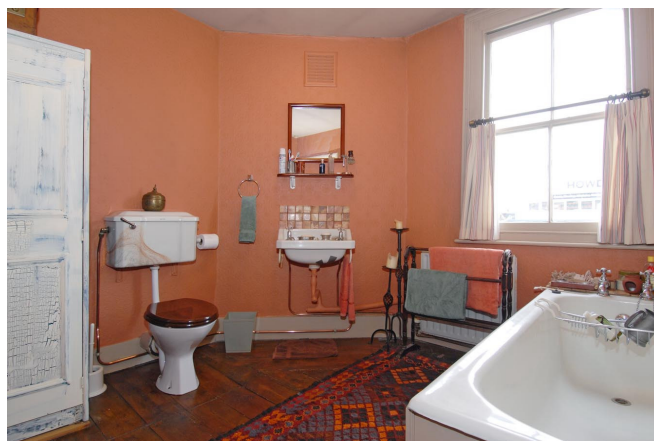
## HOLMES ROAD, NW5 3AB

A three storey, semi detached Georgian townhouse with a separate 1000sq ft studio space situated within the grounds. The house offers flexible accommodation over three floors and is currently arranged with three bedrooms and one reception. The studio space is presently a furniture workshop with a separate side entrance. The site offers considerable scope for further development to either combine the two spaces into one or for further building subject to the usual consents. Alternatively, the site would be ideal for live/work use. Holmes Road is located directly off Kentish Town Road and is within moments of the areas shopping and transport amenities.



## BEDROOM ONE

## KITCHEN

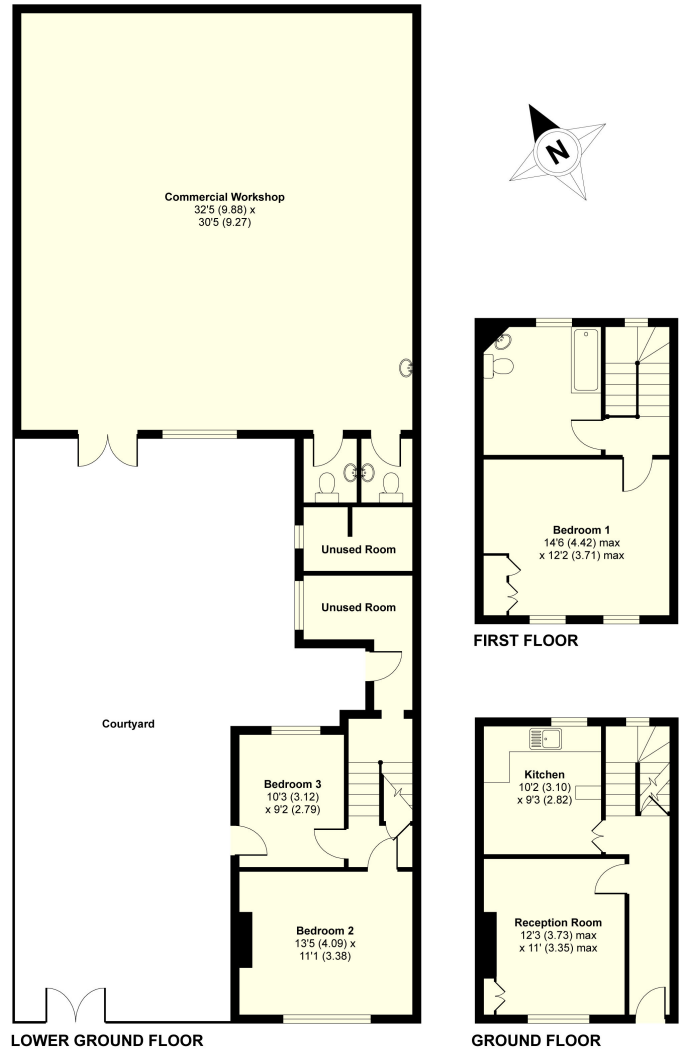


## BATHROOM



## WORKSHOP

# FLOOR PLAN

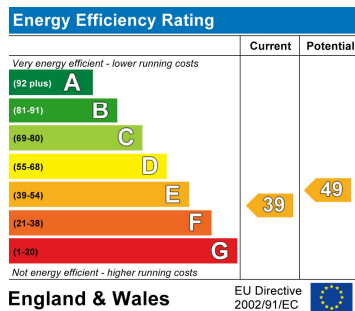


**GROSS FLOOR AREA**  
**INTERNAL 2095 SQFT 195 SQMETRES**  
**Holmes Road, London NW5**

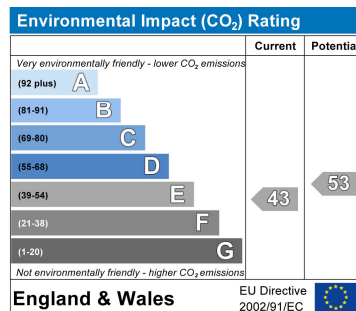
Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested by Salter Rex and no guarantee as to their operating ability or their efficiency can be given.

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## ENERGY PERFORMANCE CHART



## CONTACT DETAILS



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