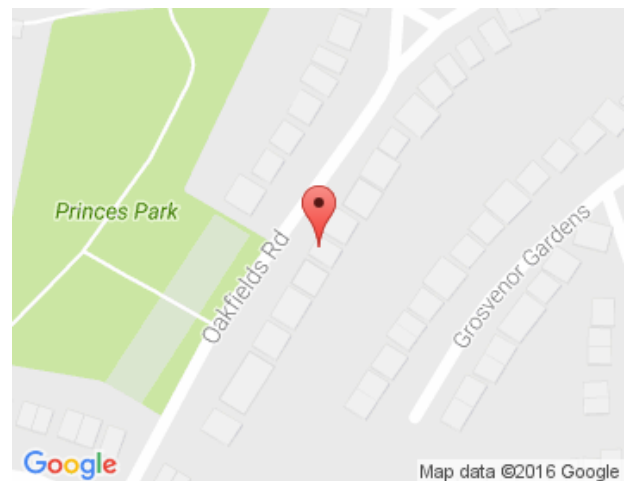


OAKFIELDS ROAD, TEMPLE FORTUNE, NW11
£1,995,000, Freehold

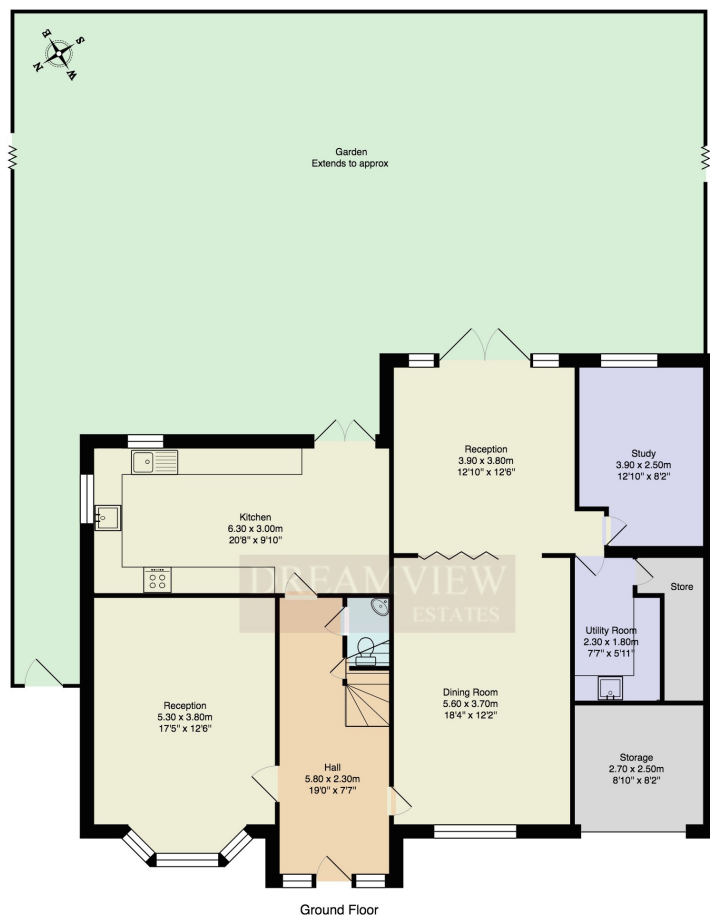


Double fronted imposing detached 5 bedroom house with 2 bathrooms (1 en suite) and an 2 en suite shower rooms having been extended and improved situated in this extremely sought after road close to Princes Park & to all amenities at Temple Fortune.





Oakfields Road



Approx. Gross Internal Area: 227.0 m² ... 2443 ft²

All measurements and areas are approximate only.
Dimensions are not to scale. This plan is for guidance
only and must not be relied upon as a statement of fact.
(c) Peninsular Surveys Ltd

Dreamview Estates give notice to anyone reading these particulars that: (i) these particulars do not constitute part of an offer or contract; (ii) these particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statements of fact; (iii) nothing in the particulars shall be deemed a statement that the property is in good condition otherwise; we have not carried out a structural survey of the property and have not tested the services, appliances or specified fittings.

OAKFIELDS ROAD, TEMPLE FORTUNE, NW11 0HY

We are very pleased to offer this double fronted imposing detached 5 bedroom house with 2 bathrooms (1 en suite) and an 2 en suite shower rooms which has been vastly extended and improved to include double glazing, new wiring, new Megaflo central heating system with new radiators all in the last 10 years

It is situated in this extremely sought after road close to Princes Park and to all amenities at Temple Fortune. The property, which is in excellent condition with solid oak and walnut doors throughout, also has 3-4 reception rooms, a fully fitted kitchen plus a separate utility room and store room and own drive way.

We also understand that the vendors have made the utilities available if a purchaser wished to extend to the loft and now also has planning permission for extensions both on the ground floor and into the loft.

PROPERTIES IN THIS LOCATION AND IN THIS CONDITION ARE RARELY AVAILABLE
EARLY VIEWING IS STRONGLY ADVISED TO AVOID MISSING THIS OPPORTUNITY !!.

- 5 BEDROOMS•2 BATHROOMS + 2 SHOWER ROOMS •3-4 RECEPTIONS•
- FULLY FITTED KITCHEN• UTILITY ROOM •GUEST CLOAKROOM•
- MEGAFLOW GAS CH • DOUBLE GLAZING • STORE ROOM * OWN DRIVE IN•
- SOLE AGENT •

PLEASE SEE FLOOR PLANS FOR LAYOUT

Ground Floor:

Entrance Hall: Laminated wood floor, understairs cupboard

Guest Cloakroom: Low level suite, wash basin, tiled walls and floor

Reception Room 1: 17'3" into bay x 12'4" (5.3m x 3.8m) Bay window

Reception Room 2: 18'4" x 12' (5.6m x 3.7m) Full width folding doors to TV/Playroom

TV/Play Room: 12'10" x 12'7" (3.9m x 3.8m) Polished wood floor, door to kitchen, door to study door to utility room, double doors to garden

NB: With the doors opened this makes 1 large entertaining room of some 31' in length

Study: 11'3" x 7'6" (3.4m x 2.3m) Polished wood floor

Utility Room: 9'10" x 7'6" (3m x 2.3m) Fitted with a range of units with a stainless steel sink, plumed for washing machine, laundry chute

Integral Store:

Fitted Kitchen: 20'8" x 10'1" (6.3m x 3.1m) Full range of wall & base units in a light wood finish, 2 stainless steel sinks with mixer taps and tiled splashbacks, 2 split level Neff ovens and hobs, 2 integrated dishwashers, french doors to garden

PLEASE SCROLL DOWN FOR 1ST FLOOR INFORMATION

First Floor

Landing: Access to large loft, large store cupboard with utilities for loft extension, triple linen cupboard

Bedroom 1: 17'10 x 11'3 (5.4m x 3.4m) 2 Ranges of fitted wardrobes with feature sliding doors

En Suite Bathroom: White suite comprising of panelled bath with mixer taps and enclosed shower screen, vanity unit and low level wc. tiled walls and floor

Bedroom 2: 16'2 x 12' (5m x 3.6m) Range of fitted wardrobes with feature sliding doors

En Suite Shower Room: Shower cubicle, vanity unit, low level wc, tiled walls & floor

Bedroom 3: 13'7 x 12'4 (4.1m x 3.8m) Range of fitted wardrobes

En Suite Shower Room: Shower cubicle, vanity unit, low level wc, tiled walls & floor

Bedroom 4: 11'6 x 11'1 (3.5m x 3.4m) Door to family bathroom

Bedroom 5: 10'8 x 8'1

Family Bathroom: White suite comprising of panelled bath with mixer taps and shower, vanity unit, fully tiled walls and floor

Exterior:

Large Rear Gardens:

Mostly lawns, approx. 70' (not measured) all neat and well tended with flower borders and fruit trees, side entrance

Front Gardens and parking with own drive in

PRICE: £1,995,000 FREEHOLD

VIEWING STRICTLY BY APPOINTMENT ONLY.

PLEASE CONTACT OWNERS SOLE AGENTS DREAMVIEW ESTATES- 020- 8455 0055

NB: Although we believe these particulars to be correct with information provided by the Vendor, they cannot be guaranteed. No services have been tested and we must suggest that, if any item is of major importance to you, that you should make your own enquiries. Measurements have been taken using a sonic tape which may be accurate only to + 6" and metric equivalents are shown to provide an approximate guide only.