

Doyle Gardens
NW10

FOR SALE
FREEHOLD

£1,850,000

For Sale is this well-presented five bedroom, semi detached property that spans three storeys and boasts an impressive 2,446 sq ft of internal accommodation. Nestled in a sought-after residential street in the heart of Kensal Rise, this home offers a perfect blend of style and comfort.





The Ground Floor of this fully refurbished family home showcases a charming bay-fronted reception room, bathed in natural light and offering delightful views over the park. A spacious and contemporary open-plan kitchen and dining area features bespoke colour crittal doors that seamlessly connect to a well-maintained south-facing 50 ft landscape designed garden, complete with two stylish outbuildings.

On the First Floor, you'll find an 18 ft principal bedroom, with a wall of fitted wardrobes and a generously sized en-suite shower room. Two additional spacious double bedrooms, which could also serve as a home office or study, share a modern three-piece family bathroom suite.

The loft has been thoughtfully converted into two additional double bedrooms and a stylish shower room. Further enhancements include a utility room and a separate W/C, a convenient pantry off the kitchen, an air source heat pump system, underfloor heating on all floors, externally insulated, new hardwood colour coded timber frame windows throughout and a new roof. The property also offers off-street parking.

Recently refurbished to the highest standards, this stylishly home is defined by its meticulous attention to detail, particularly evident in the stunning rear reception and kitchen area, which must be seen to be fully appreciated.





- Five bedroom semi-detached property full of character
- Spanning 2446 of well laid out accommodation
- Subtle colours and textiles reflected throughout the home
- 29ft light filled kitchen/breakfast room
- Large bay fronted reception
- Primary bedroom with generous en-suite bathroom
- Family bathroom and 2 further bedrooms to FF
- Second Floor features two bedrooms and family bathroom
- Extensive 51 ft garden with studio and shed at rear
- COUNCIL: Brent (F)






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TOP OF THE POPS


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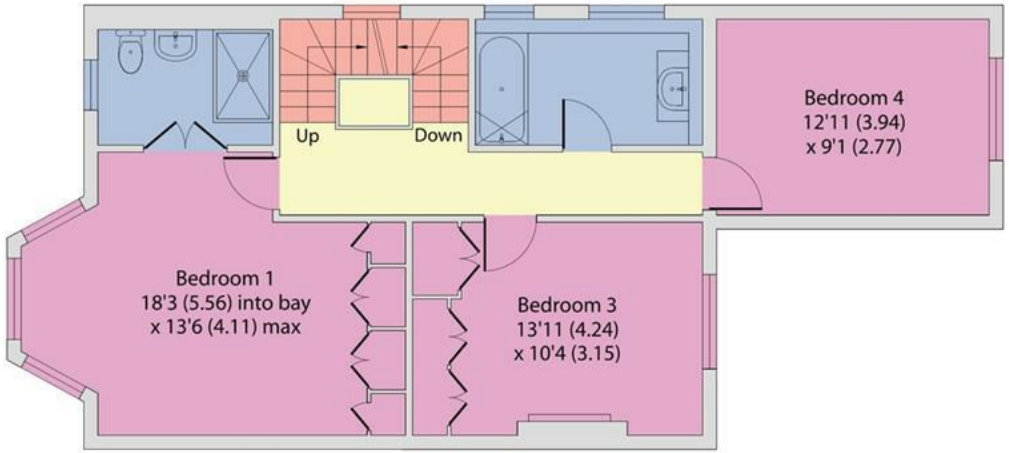




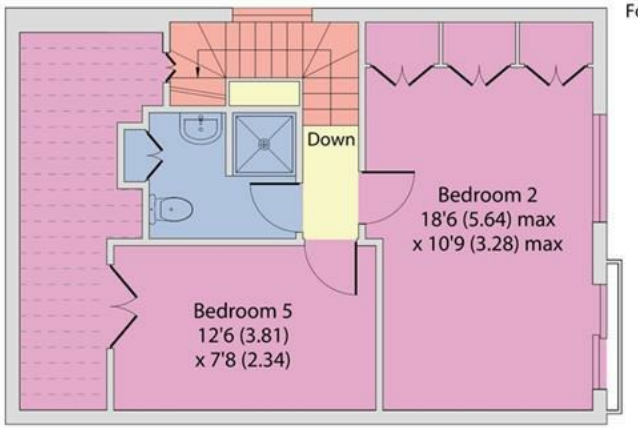
Doyle Gardens, London, NW10

Approximate Area = 2168 sq ft / 201.4 sq m
Limited Use Area(s) = 103 sq ft / 9.6 sq m
Outbuilding = 175 sq ft / 16.2 sq m
Total = 2446 sq ft / 227.2 sq m
For identification only - Not to scale

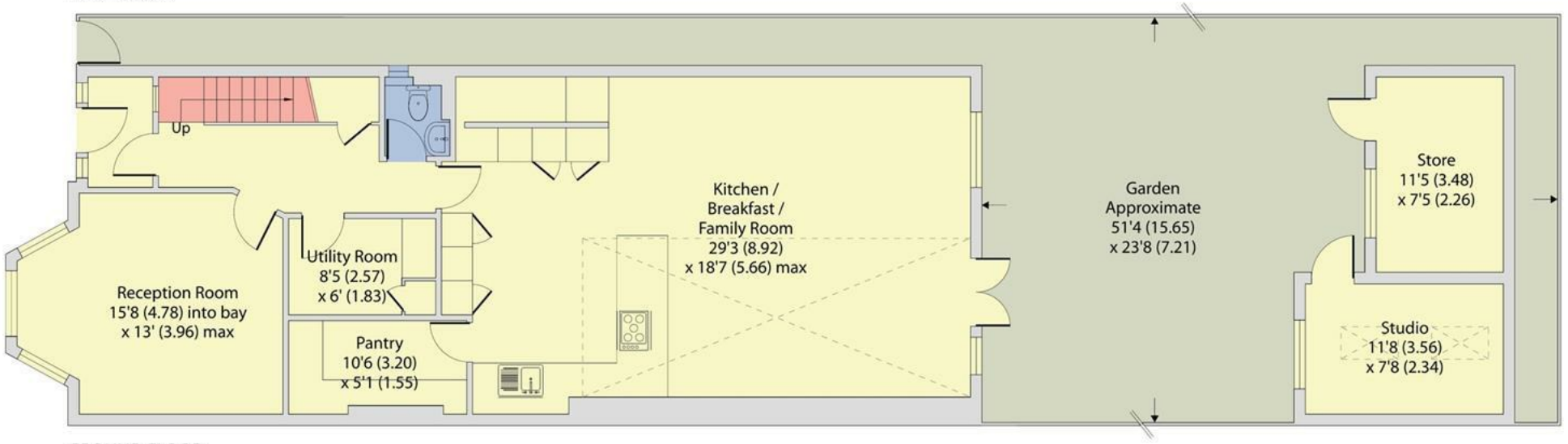
Denotes restricted head height



FIRST FLOOR



SECOND FLOOR



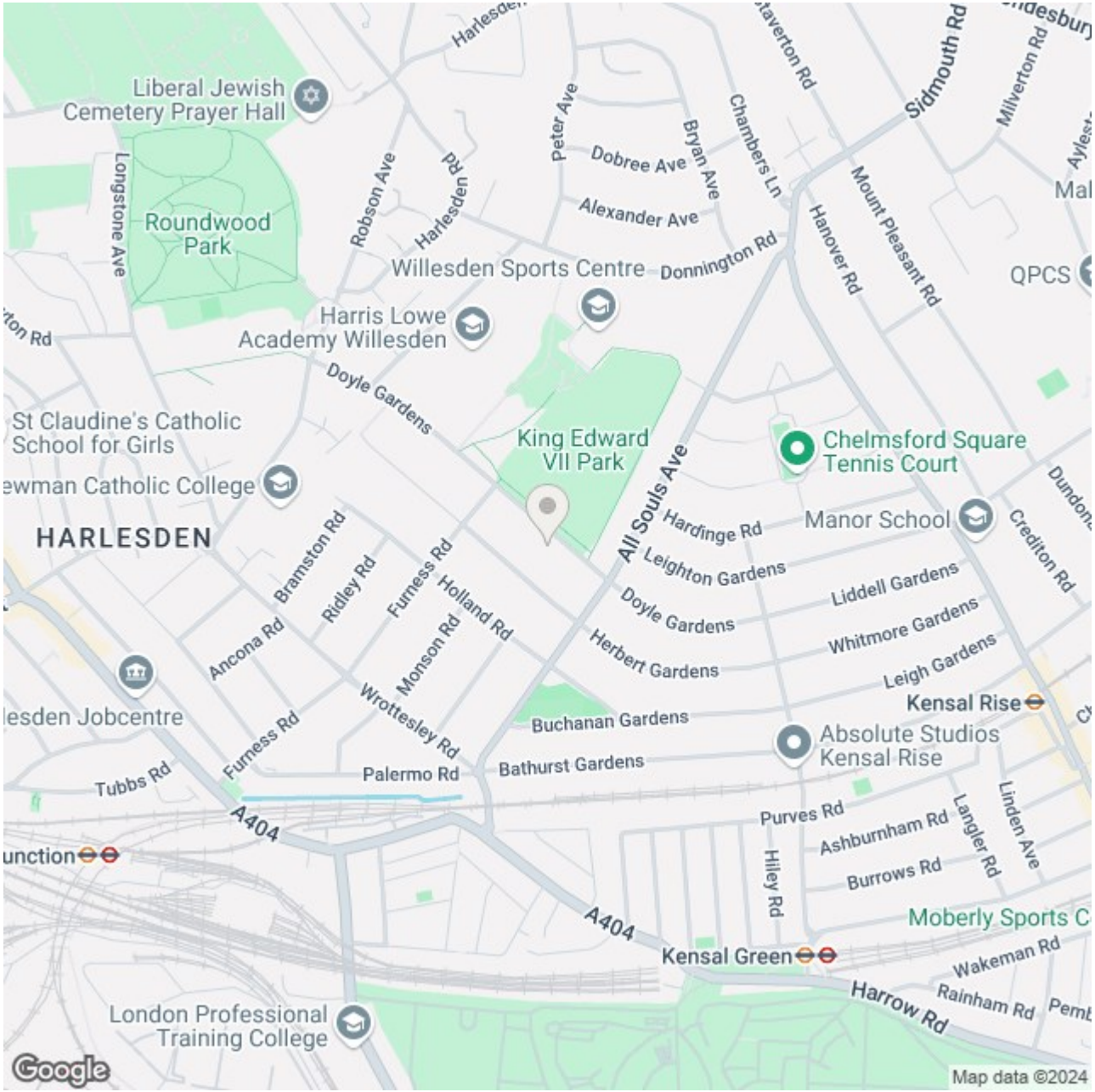
GROUND FLOOR

RICS Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2024.
Produced for Camerons Stiff & Co. REF: 1197798

Approx 2446.00 sq ft
EPC: D
Brent (F)
Ref: 19074730

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Location

Doyle Gardens is ideally positioned within easy access to the vibrant social amenities of Chamberlayne Road, featuring a delightful array of delis, bars, and restaurants. The area boasts outstanding local amenities, including Nuffield Gym, Willesden Sports Centre, and South Hampstead Cricket and Tennis Club. Convenient transport links, with Kensal Rise (Overground - Zone 2) station and Willesden Green (Jubilee Line - Zone 2) station just moments away. Additionally, nearby parks such as Roundwood, King Edwards, and Queen's Park offer tennis courts, a charming bandstand, and children's playgrounds, along with an excellent selection of schools.

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EST. 1982

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