



Charlton Kings Road, Kentish Town, NW5

Guide Price: £1,595,000

Benham
& Reeves

Charlton Kings Road, Kentish Town, NW5

 3 Bedrooms  2 Bathrooms  Freehold

An elegant three-bedroom Victorian family home, enviably located on a peaceful residential turning situated just half a mile from the heart of both Kentish Town and Tufnell Park.

This beautifully presented property provides well-appointed accommodation arranged over three floors.

The ground floor features a striking, dual-aspect double reception room boasting high ceilings, a large bay window, herringbone timber flooring, and an attractive fireplace flanked by bespoke shelving. The contemporary kitchen provides sleek worktops, fitted units and an adjoining utility room.

Both the dining room and kitchen open seamlessly onto the beautifully presented, low-maintenance rear patio garden. Designed with modern living in mind, it is the perfect space for al fresco dining, entertaining guests, or simply relaxing with a morning coffee.

On the first floor, the luxurious principal bedroom is complemented by floor-to-ceiling fitted wardrobes and a stylish en-suite bathroom, featuring a freestanding tub and a walk-in marble rainfall shower. The second bedroom opens directly onto a private roof garden, offering an ideal setting for outdoor relaxation. A separate guest WC completes this level.

The top floor provides an additional double bedroom with extensive fitted wardrobes. Flooded with natural light and finished with stripped hardwood flooring, it features a private en-suite bathroom with a freestanding roll-top bathtub.

Fortess Road and Kentish Town Road provide a vibrant high-street experience. Food enthusiasts can source premium cuts from Meat NW5 and fresh daily catches from Jonathan Norris Fishmonger. The area boasts an exceptional selection of cafes, restaurants, and independent pubs, including local favourite The Rose & Crown, a characterful spot celebrated for its craft beers and great atmosphere.

Kentish Town Station provides Northern Line Underground links straight to Euston and Bank, as well as Thameslink rail services that run directly through central London to Gatwick Airport. Local Overground links are available nearby via Kentish Town West and Gospel Oak.

The property is exceptionally well-placed for highly regarded primary schools, including Torriano, Brecknock, and Kentish Town Church of England Primary School. For older children, it falls firmly within the coveted catchment area for Camden School for Girls, consistently ranked among the top state schools in the country with an 'Outstanding' sixth form. Additionally, the prestigious Collège Français Bilingue de Londres (CFBL) is located nearby, making it an ideal choice for bilingual families.



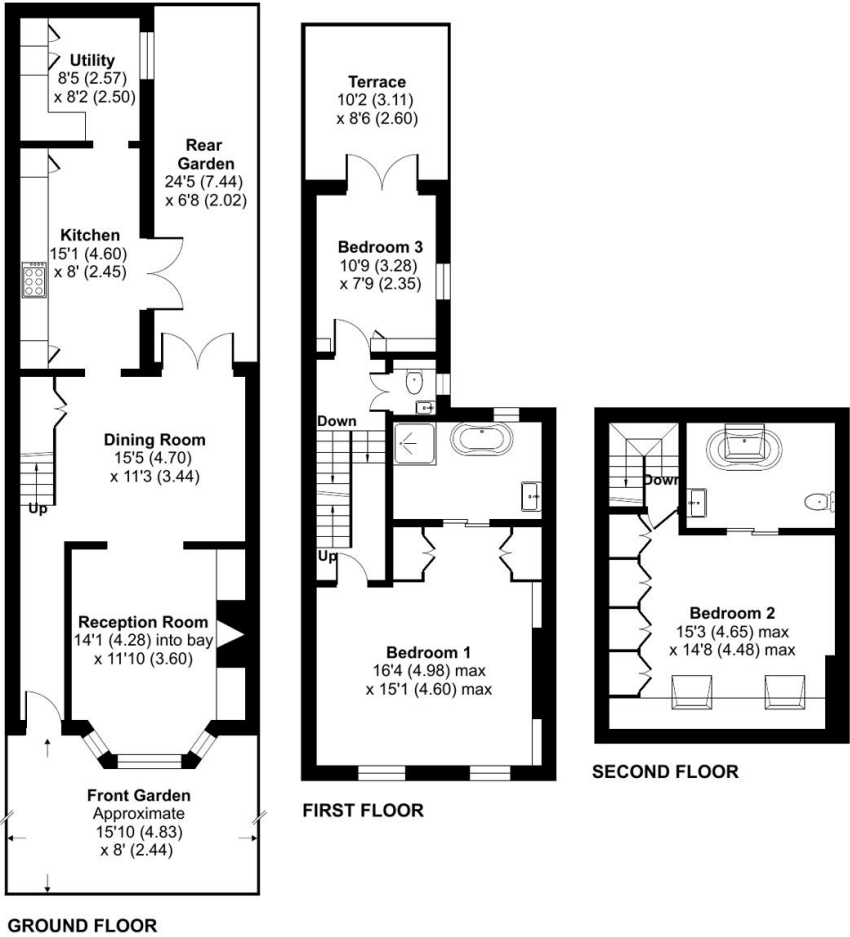


Property Features:

- 3 Bedrooms
- 2 En Suite Bathrooms
- Kitchen
- 2 Reception Rooms
- Guest WC
- Utility Room
- Rear Garden
- Roof Terrace
- Residents' Parking

Charlton Kings Road, London, NW5

Approximate Area = 1391 sq ft / 129.2 sq m
Approximate Terrace Area = 86 sq ft / 8 sq m
Approximate Rear Garden Area = 163 sq ft / 15.1 sq m
For identification only - Not to scale



Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

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Tenure: Freehold

Viewings:

All viewings are by appointment only through our Dartmouth Park Office.

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