

### **West Hampstead Office**

322 West End Lane  
London  
NW6 1LN

T 020 7794 1000  
F 020 7794 7444  
E [westhampstead@edmundcude.com](mailto:westhampstead@edmundcude.com)



## **LINDFIELD GARDENS, HAMPSTEAD, NW3**

**£1,500 per week**

### **Preliminary Details**

Set off the main road lies this deceptively spacious and very well presented five double bedroom house situated in this Tree lined road in the heart of Hampstead. The property benefits from a bright double reception room with wood floors and a traditional fully fitted eat-in kitchen. Further benefits include , three bathrooms (two en-suite), one shower room, front and rear gardens and off street parking for four cars, a study. Closest station is Finchley Road (jubilee & Met Line) and Hampstead (Northern)



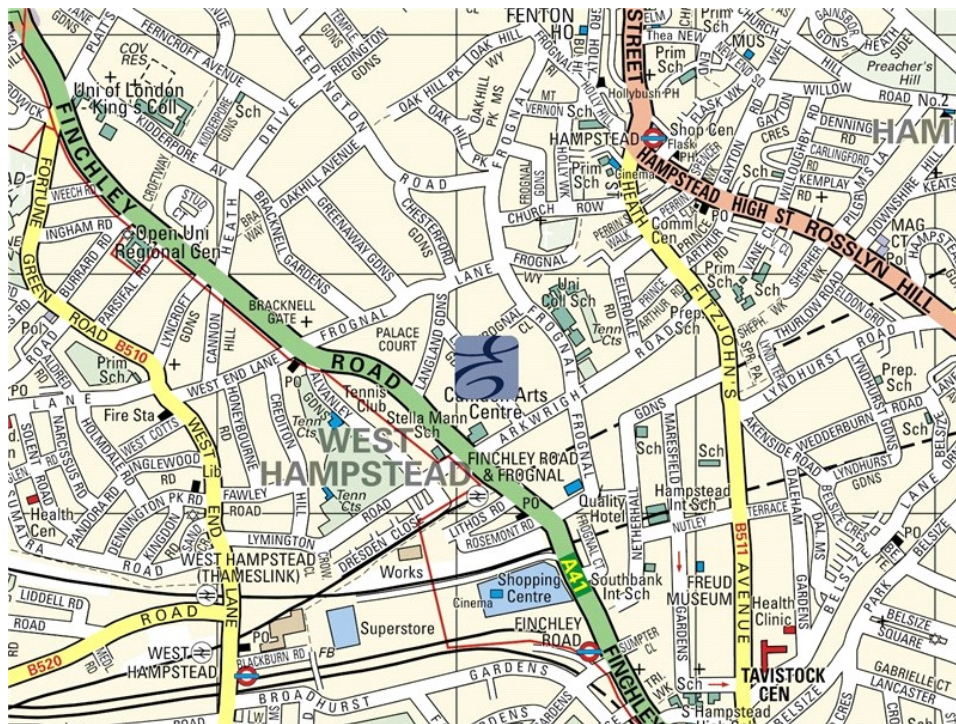
### **5 Bedrooms • 3 Bathrooms**

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## Area Overview

The concept of London being made up of a series of villages is illustrated no better than in the delightful north London suburb of Hampstead. Georgian in character and adorned with 800 acres of rolling heathland, Hampstead has always been a centre for literary activity and the intelligentsia. Hundreds of small shops, very good restaurants and lively pubs add yet more allure. Despite its beauty, Hampstead remains relatively untouched by the tourist hoards and has enduring appeal.



Lindfield Gardens, Hampstead  Finchley Road & Frognal (0.2M),  Hampstead (0.3M),  Finchley Road (0.4M)

## Council Tax Bands

Council	Band A	Band B	Band C	Band D	Band E	Band F	Band G	Band H
Camden	£ 888	£ 1,035	£ 1,183	£ 1,331	£ 1,627	£ 1,923	£ 2,219	£ 2,663
Average	£ 761	£ 888	£ 1,015	£ 1,142	£ 1,396	£ 1,650	£ 1,904	£ 2,285



## PLACES OF INTEREST NEAR LINDFIELD GARDENS, HAMPSTEAD, NW3



### Everyman Cinema

An independent cinema showing a full range of Hollywood blockbusters as well as more contemporary artistic features.

🚶 500m (8 mins) from Lindfield Gardens



### O2 centre

The O2 Centre located on Finchley Road offers the convenience of everything under one roof - a wide range of restaurants, 8 screen cinema, flagship health club and a carefully chosen selection of retail outlets.

🚶 500m (8 mins) from Lindfield Gardens



### Holly Bush

The Holly Bush is stands out from the crowd as being one of the few pubs that has managed to resist gentrification but still pulls in the crowds in droves. The restaurant upstairs also does a roaring trade.

🚶 600m (10 mins) from Lindfield Gardens



### The Wet Fish Cafe

Once a classic "wet fish shop" in the 1900s, The Wet Fish Cafe is now in its 7th year and is one of the most popular eateries on West End Lane. It is renowned for its 'modern comfort food', extensive wine list and fresh ingredients.

🚶 600m (10 mins) from Lindfield Gardens



### New Thameslink Station

After 18 months of construction and redevelopment, the new West Hampstead Thameslink station has reopened. The new station is part of a £6bn scheme to introduce longer and more frequent trains on the route from Bedford to Brighton.

🚶 800m (13 mins) from Lindfield Gardens



### The Wells Tavern

The Wells, whilst being a delightful pub in its own right has made a name for itself with its award winning cooking, being featured in both the Good Food Guide and the newly launched Egon Ronay Guide.

🚶 1000m (17 mins) from Lindfield Gardens