

BELL STREET, NW1

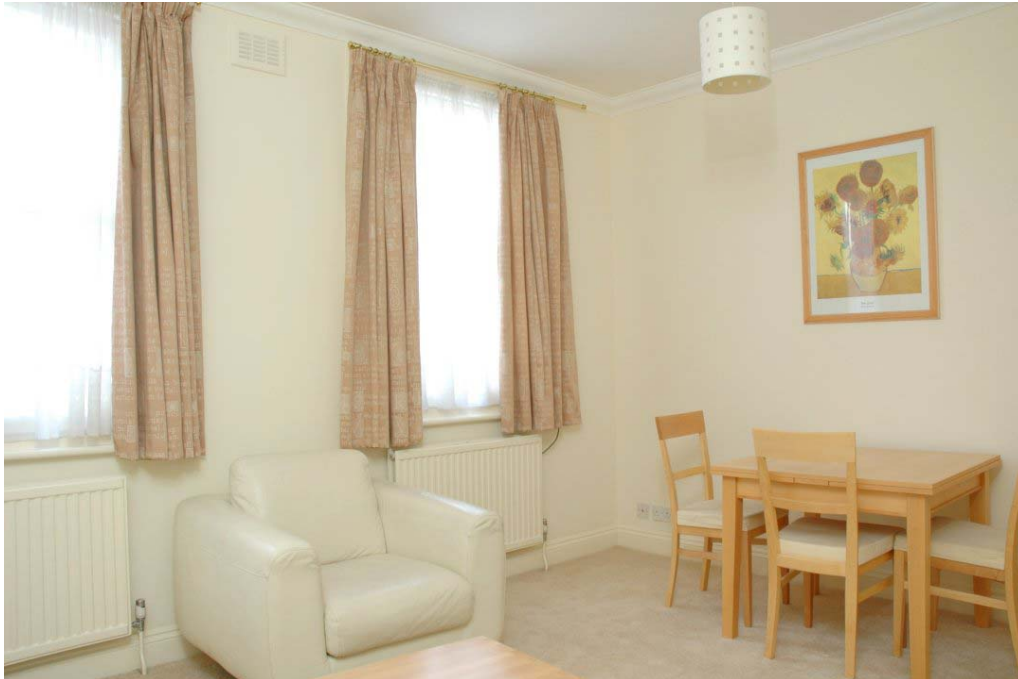
£350 per week

Preliminary Details

This fantastic, recently refurbished two bed roomed house is exceptionally well kept, spacious and clean, just moments from the great amenities and transport links that this area of the bustling heart of London has to offer.

The property comprises, private entrance hall, neutral reception room with dining area with natural light coming from two sash windows, kitchen with modern appliances, two spacious bedrooms, clean, white suite bathroom, guest cloakroom.

The green spaces of Regents Park are close by and there is access to a wide range of amenities just moments away in Marylebone, Edgware Road, and Paddington. Nearby Transport Links include Edgware Road Station (Hammersmith, City and Circle lines), Marylebone Station (British Rail) and motorists can gain rapid access to the A40 (M) and the A5 (M1)



- **Reception room**
- **Kitchen**
- **Two bedrooms**
- **Bathroom**
- **Guest cloakroom**

Full Details:

BELL STREET, NW1

The property is entered at street level:

GROUND FLOOR

Entrance Hall

Under stairs storage cupboard housing gas meter, fuse box, simple cornicing, single radiator, ceiling lighting, fitted carpet

FIRST FLOOR

Landing

Rear aspect sash window, ceiling lighting, fitted carpet

Reception Room 15'5x10'7

Two front aspect sash windows with double radiators under both, television point, ceiling lighting, fitted carpet

Kitchen 9'6x5'4

Rear aspect sash window, one and a half bowl stainless steel sink and drainer unit with chrome mixer tap over, four ring electric hob with oven and grill under and extractor fan over, fridge/freezer, washing machine, Formica worktop with tiled splashbacks, boiler (not tested), recessed low voltage halogen spotlights, laminate wood floor

Bathroom 9'8x3'10

Rear aspect sash window, panelled bath with shower attachment and chrome mixer tap over, wash hand basin with chrome mixer tap over, WC, floor to dado rail wall tiles, double radiator, extractor fan, recessed low voltage halogen spotlights, laminate wood floor

SECOND FLOOR

Landing

Access to loft, entry telephone, ceiling lighting fitted carpet

Master Bedroom 15'6x10'6

Two front aspect sash window with double radiators under, simple cornicing, ceiling lighting, fitted carpet

Second Bedroom 9'8x9'5

Rear aspect sash window with double radiator under, simple cornicing, ceiling lighting, and fitted carpet

Guest cloakroom 5'0x2'11

Rear aspect sash window, wash hand basin with chrome mixer tap over, WC (concealed cistern), ceiling lighting, and laminate wood floor

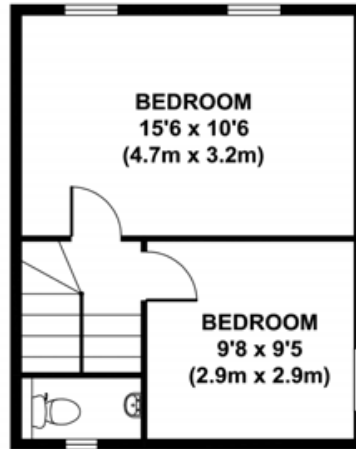


Bathroom



Main Bedroom

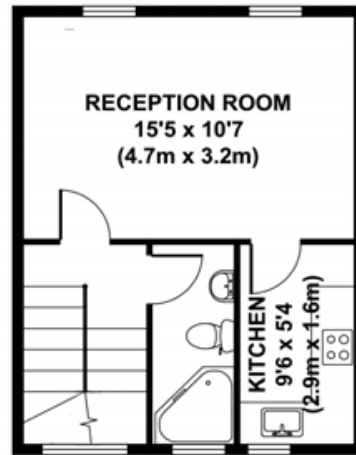
FLOORPLAN



**SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 312 SQ FT**



**GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 88 SQ FT**



**FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 313 SQ FT**

APPROX. GROSS INTERNAL FLOOR AREA 713 SQ FT / 66 SQ M
Ref: JWB-MYFR0105660

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