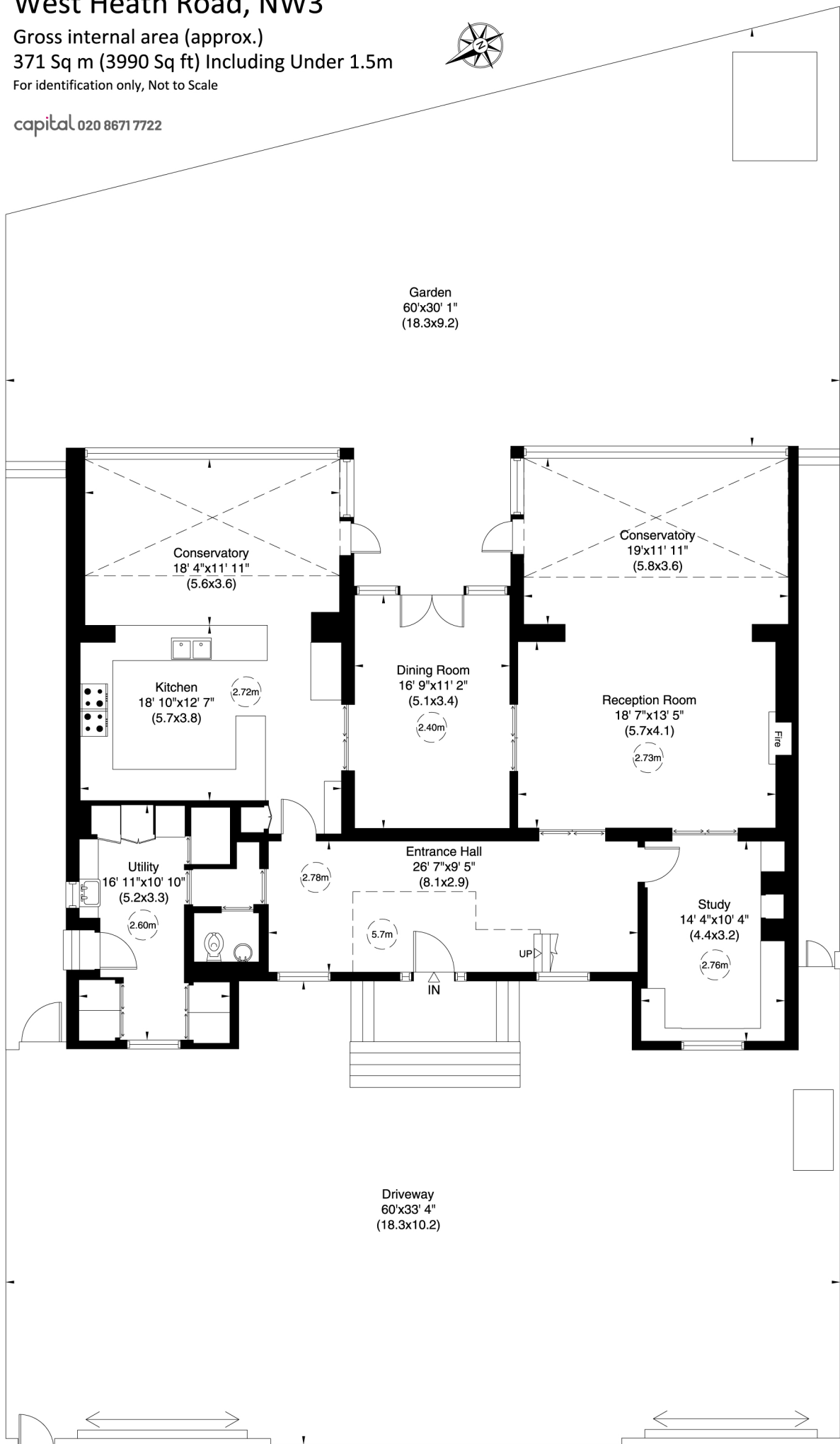# West Heath Road, NW3

Gross internal area (approx.)
371 Sq m (3990 Sq ft) Including Under 1.5m
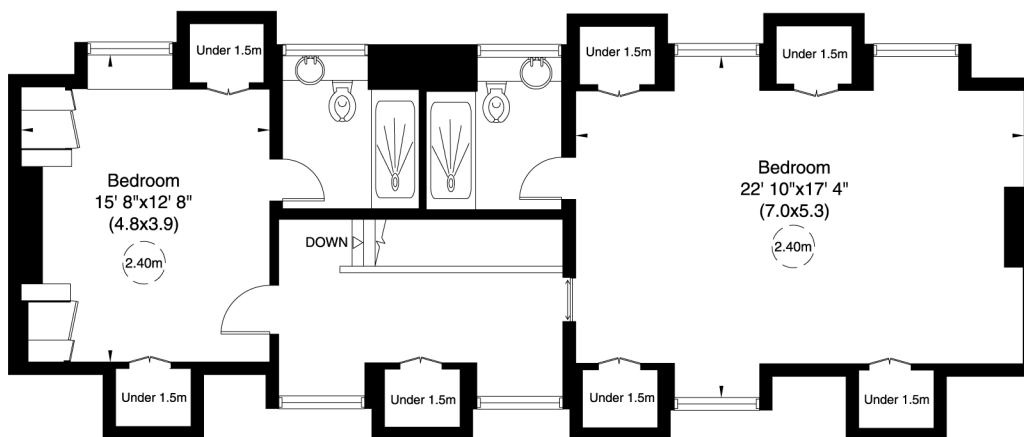
For identification only, Not to Scale

capital 020 8671 7722

Garden
60'x30' 1"
(18.3x9.2)

Conservatory
18' 4"x11' 11"
(5.6x3.6)

Conservatory
19'x11' 11"
(5.8x3.6)

Kitchen
18' 10"x12' 7"
(5.7x3.8)

2.72m

Dining Room
16' 9"x11' 2"
(5.1x3.4)

2.40m

Reception Room
18' 7"x13' 5"
(5.7x4.1)

2.73m

Fire

Utility
16' 11"x10' 10"
(5.2x3.3)

2.60m

2.78m

Entrance Hall
26' 7"x9' 5"
(8.1x2.9)

5.7m

UP

IN

Study
14' 4"x10' 4"
(4.4x3.2)

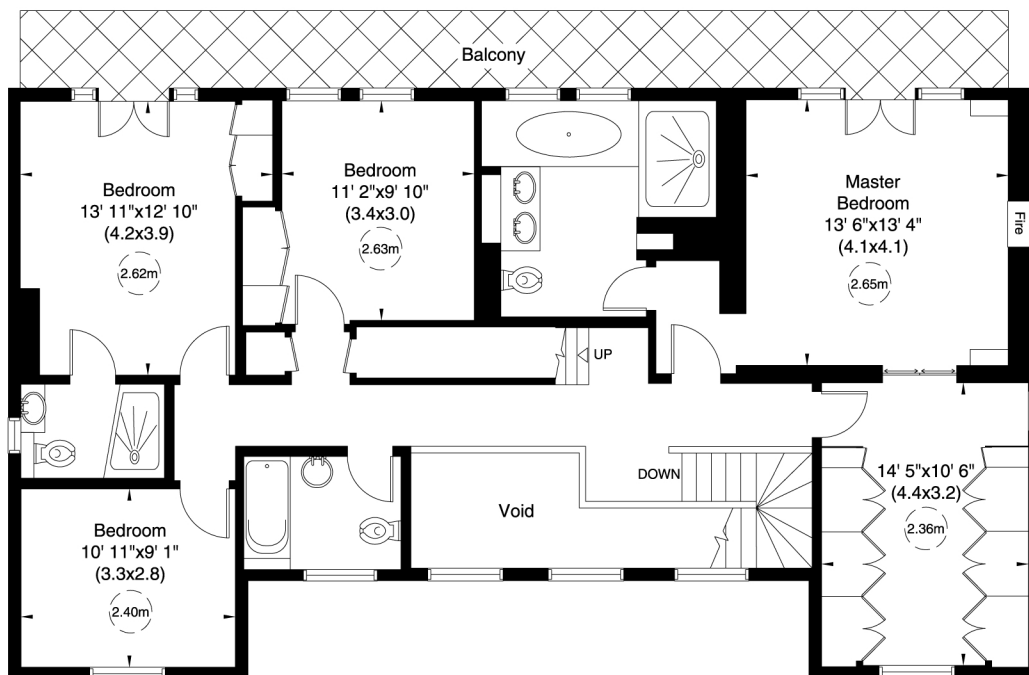2.76m

Driveway
60'x33' 4"
(18.3x10.2)

Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas
are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Second Floor

Bedroom
15' 8"x12' 8"
(4.8x3.9)
2.40m

Bedroom
22' 10"x17' 4"
(7.0x5.3)
2.40m

Under 1.5m
Under 1.5m
Under 1.5m
Under 1.5m
Under 1.5m
Under 1.5m
Under 1.5m

DOWN

First Floor

Balcony

Bedroom
13' 11"x12' 10"
(4.2x3.9)
2.62m

Bedroom
11' 2"x9' 10"
(3.4x3.0)
2.63m

Master
Bedroom
13' 6"x13' 4"
(4.1x4.1)
2.65m

Fire

Bedroom
10' 11"x9' 1"
(3.3x2.8)
2.40m

Void

UP

DOWN

14' 5"x10' 6"
(4.4x3.2)
2.36m