

Number Nineteen

— LANGHAM PLACE —



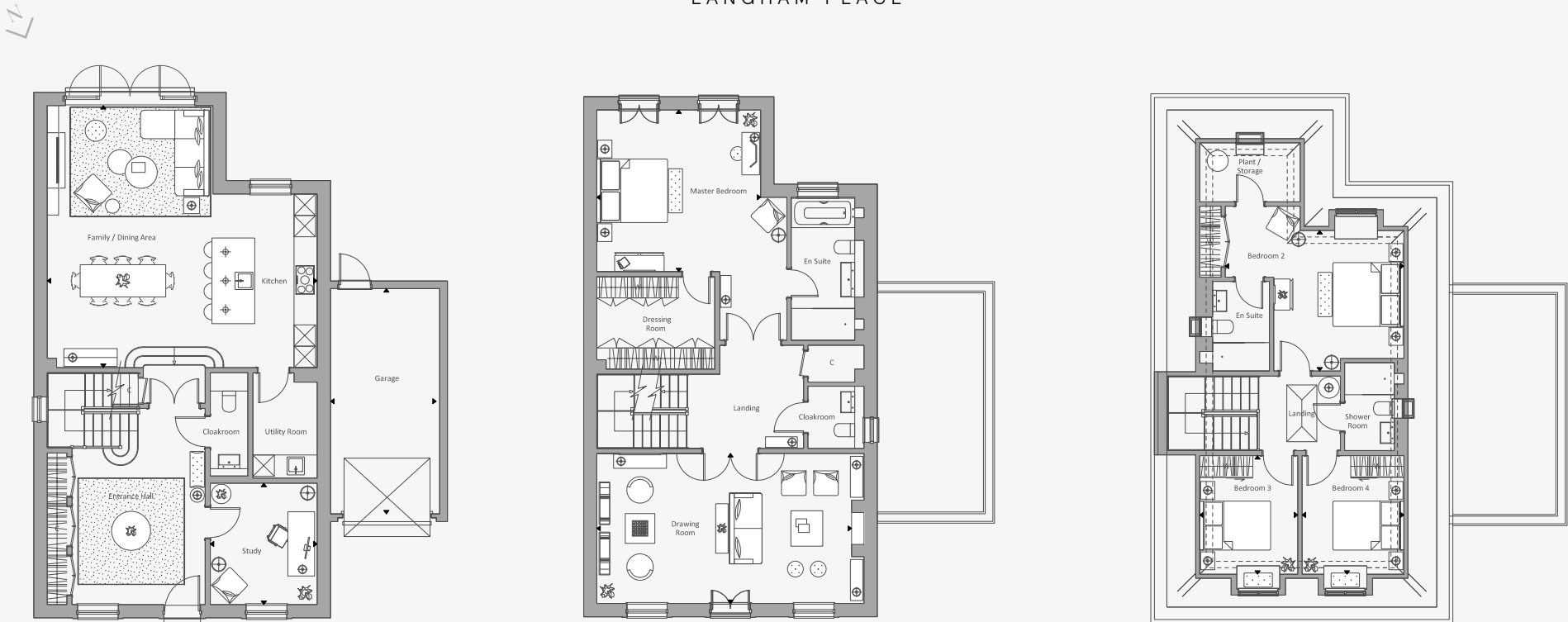
THE ATTRACTIVE, TRADITIONAL FAÇADE OF THIS
EXCEPTIONAL HOME LEADS TO AN EQUALLY
EXCEPTIONAL AND DESIRABLE INTERIOR.



From its wonderfully spacious hall, double doors and a pair of shallow steps lead to the beautiful kitchen, dining and family room, featuring a second set of double doors to the garden. There is also a separate utility room and a generous study. On the first floor is a spacious drawing room, with a Juliet balcony presenting fine views across the development. To the rear is the master bedroom suite, with a bespoke dressing room and an en suite with bath and walk-in shower. On the second floor are three further double bedrooms. Number two benefits from an en suite while three and four share the good-sized shower room.

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GROSS INTERNAL AREA* 283.07m² 3,047 sq ft²

GROUND FLOOR

Kitchen/Family/Dining Area	7.65m x 7.34m	24'8" x 24'1"
Study	2.99m x 3.39m	9'10" x 11'2"
Garage	3.05m x 6.30m	10'0" x 20'7"

FIRST FLOOR

Drawing Room	7.56m x 4.24m	24'1" x 13'1"
Master Bedroom	4.64m x 4.58m	15'3" x 15'0"

SECOND FLOOR

Bedroom 2	5.03m x 3.96m	16'6" x 13'0"
Bedroom 3	2.76m x 3.34m	9'1" x 11'0"
Bedroom 4	2.87m x 3.34m	9'5" x 11'0"

INCLUDED Garage and driveway parking. Provision for electric car charging points.