



## DE LASZLO HOUSE

Fitzjohns Avenue, Hampstead, NW3



# A LUXURY THREE BEDROOM APARTMENT.

De Laszlo House is an exclusive collection of just 18 luxury apartments  
set within beautifully landscaped gardens on the prestigious  
Fitzjohn's Avenue in Hampstead.



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EPC

TBC

Local Authority: London Borough of Camden

Council Tax band: H

Tenure: Leasehold, approx. 985 years remaining

Ground rent: £1 per annum\*

Service charge: £25,609\*

Asking Price: £3,650,000





# ARTS & CRAFTS ARCHITECTURE

Combining striking Arts & Crafts architecture with contemporary open-plan living and exceptional craftsmanship, the development occupies three restored Victorian villas dating from the 1880s. Rich in history, the building is named after the celebrated Royal portrait artist Philip de Laszló, who lived at No. 3 Fitzjohn's Avenue from 1921 to 1937.

This exceptional 2,282 sq ft apartment combines elegant contemporary design with impressive proportions, offering a rare opportunity to acquire a home of outstanding quality within one of Hampstead's most prestigious developments.

At the heart of the apartment is a truly magnificent 37 ft by 34 ft reception room, an extraordinary living and entertaining space distinguished by soaring 3.5-metre ceilings, impressive raised doors and deep architectural detailing that create an immediate sense of grandeur. Bathed in natural light, this remarkable room effortlessly accommodates both formal entertaining and relaxed day-to-day living, providing a dramatic yet welcoming setting for every occasion.

The accommodation comprises three beautifully appointed double bedrooms, each benefiting from its own luxurious en suite bathroom, ensuring exceptional comfort, privacy and flexibility for both family living and visiting guests. The principal suite is particularly impressive, offering a refined retreat complemented by high-quality finishes and carefully considered design.







The bespoke kitchen has been crafted to the highest standard and features integrated Kupperschbusch appliances, elegant cabinetry and exquisite hand-finished detailing, combining style and functionality for modern living.

Throughout the apartment, meticulous attention has been paid to every aspect of the specification, with underfloor heating providing seamless comfort and air cooling serving both the bedrooms and principal living areas to ensure an ideal environment throughout the year.

Residents benefit from an array of premium amenities, including secure underground parking for two small cars, concierge service, CCTV security and lift access directly to the parking garage and beautiful communal grounds, delivering both convenience and peace of mind.

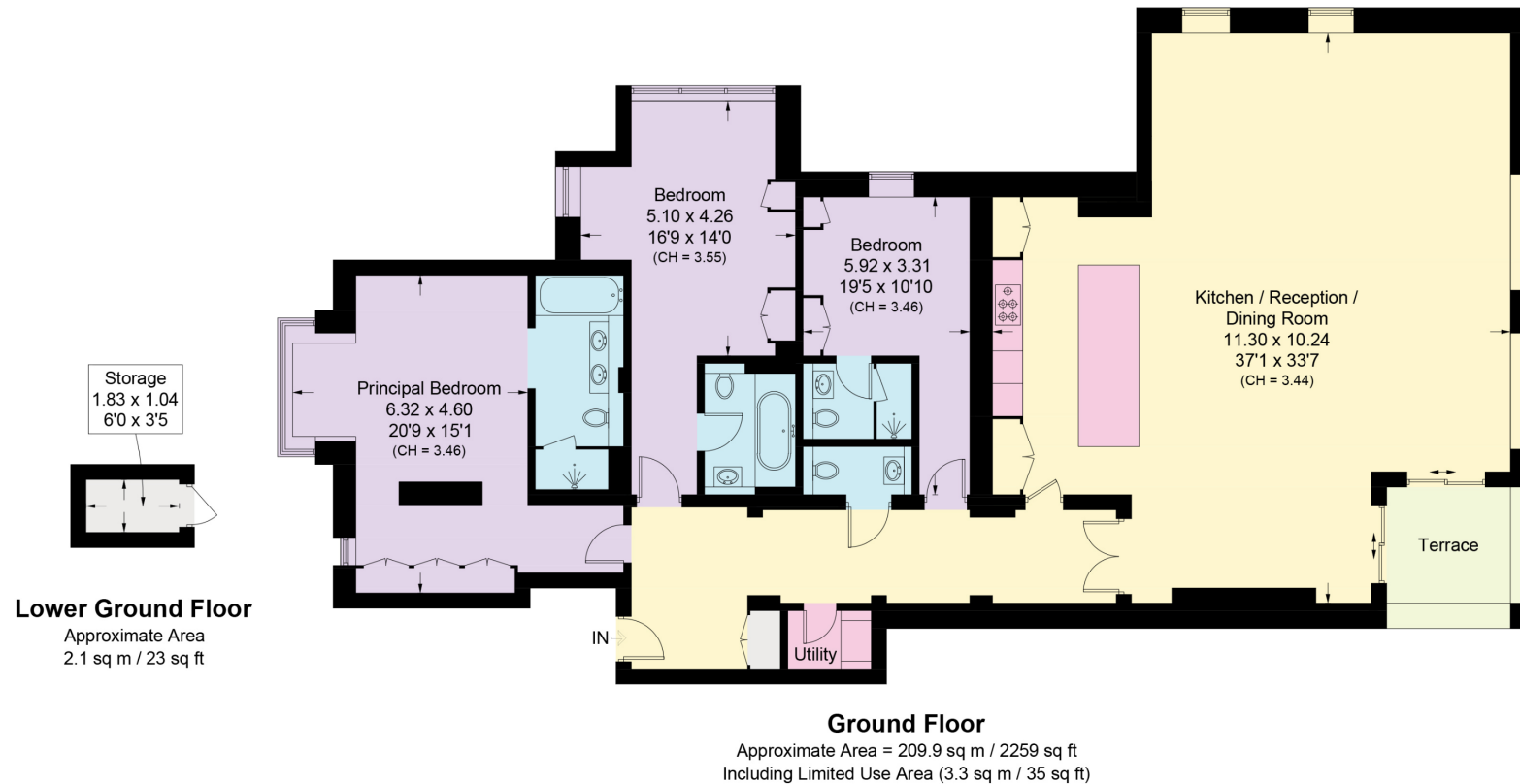
Nestled within beautifully landscaped grounds and surrounded by mature trees, the apartment enjoys a wonderfully tranquil setting despite its Hampstead location.

Situated within the landmark De Laszlo House development, the property successfully combines architectural heritage with contemporary luxury, creating a sophisticated home that is equally suited to entertaining on a grand scale and comfortable everyday living.

\*Please note that we have been unable to confirm the date of the next review for ground rent and service charge. You should ensure that you or your advisors make your own inquiries. A Section 20 consultation is currently in progress in respect of proposed external repairs and redecorations. No estimate of this property's contribution has yet been issued.







Approximate Gross Internal Area = 212 sq m / 2,282 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

**Nathan White**

<LeadNegotiatorNumber>

nathan.white@knightfrank.com

**Knight Frank Hampstead**

58-62 Heath Street, London,

NW3 1EN

**knightfrank.co.uk**

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