



# Rudall Crescent

## Hampstead, NW3

£11,235 per month  
(£2,592.69 per week)

Feel at home in this inviting retreat, ideal for your next holiday escape.

Nestled in Hampstead, the home sleeps up to 10 guests in 5 inviting bedrooms. With plenty of space to socialise, the home is perfect for friends and family to connect. Its warm and welcoming ambiance is complemented by thoughtfully designed spaces, ensuring a comfortable and memorable stay for all.

The spacious kitchen is fully equipped, and includes a counter extension, seating four, for guests wishing to have a quick bite or make cooking a social activity. Extending from the kitchen, there is a separate utility room fitted with a washing machine, tumble dryer and dishwasher.

The ground floor of the home also includes a stylish dining room, with a beautiful wooden table seating 8 guests, and separate living room, featuring a flat screen tv. Additionally, there is access to a garden, perfect to enjoy some fresh air with your morning coffee.

The home makes the most of natural light, with both a conservatory on the ground floor, and a sun room on the first floor, perfect to relax on the sofa with a book.

The first floor features two en-suite bedrooms, with the spacious master bedroom including a walk-in wardrobe offering ample space to unpack. On the second floor, there is one en-suite bedroom, and two additional bedrooms which share a full bathroom.

**CHESTERTONS**



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## Hampstead, NW3

- Short Let. A Luxury Victorian House Over 3 Floors
- 5 Bedrooms, 4 Bathrooms, 2 Receptions, Fully Fitted Eat In Kitchen
- Conservatory Leading Directly to a French Style Garden, Wood Floors, Off Street Parking
- Situated in this Premier Location in the Heart of Hampstead Village



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**Minimum Term:** 3 months  
**Deposit Required:** £5,185.38  
**Local Authority:** (4463) London Borough Of Camden Council  
(Council Tax)  
**Council Tax Band:** H  
**EPC Rating:** D  
**Furnished**

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### *Chestertons Hampstead Lettings*

55-56 Hampstead High Street  
Hampstead  
London  
NW3 1QH  
hampsteadlettingsusers@chestertons.co.uk  
02077941125  
chestertons.co.uk

Additional tenant charges apply (fees apply to non-AST tenancies only)  
Tenancy Agreement Fee: £300  
References per Tenant/Guarantor: £60  
Inventory check (approx. £100 – £250 inc. VAT)  
[chestertons.co.uk/property-to-rent/applicable-fees](https://www.chestertons.co.uk/property-to-rent/applicable-fees)



#### Approximate total area<sup>(1)</sup>

270.73 m<sup>2</sup>  
2914.12 ft<sup>2</sup>

#### Balconies and terraces

2.39 m<sup>2</sup>  
25.73 ft<sup>2</sup>

#### Reduced headroom

1.82 m<sup>2</sup>  
19.61 ft<sup>2</sup>

(1) Excluding balconies and terraces

#### Reduced headroom

Below 1.5 m/5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

