



**CONISTON GARDENS, KINGSBURY, LONDON, NW9  
OFFERS IN EXCESS OF £800,000 FREEHOLD**

## **FIVE BEDROOM FAMILY HOME SPRINGFIELD MOUNT ESTATE**

**Kingsbury | 020 8204 0000 | [kingsbury@winkworth.co.uk](mailto:kingsbury@winkworth.co.uk)**



**for every step...**

*[winkworth.co.uk](http://winkworth.co.uk)*



A fabulous semi-detached house positioned in the serene and popular Springfield Mount; A wonderful residence nestled midway between the bustle of Kingsbury and Colindale, this property offers a convenient lifestyle with a selection of transport links, shops, schools such as Oliver Goldsmith and Kingsbury High a close distance away. Arranged over two levels, and with a crisp clean interior throughout, this residence greets you with a spacious through lounge, a practical kitchen and utility room, well-appointed W/C and a study/ bedroom on the ground floor. The upper-level hosts four generously sized bedrooms with integrated storage, and a family bathroom. Externally, the gorgeous rear garden has been lovingly maintained offering the perfect tranquil outdoor setting. Residents will take advantage of the perk of off-street parking for two cars, as well as the scope for further extension into the loft (STPP). An internal viewing is strongly recommended to fully appreciate all that this wonderful home has to offer.

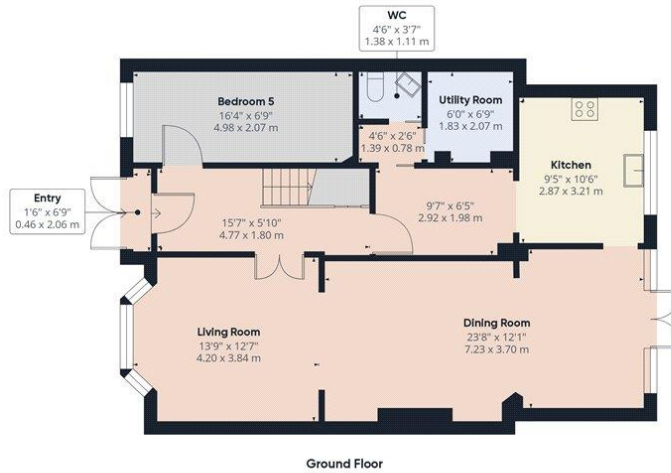


for every step...

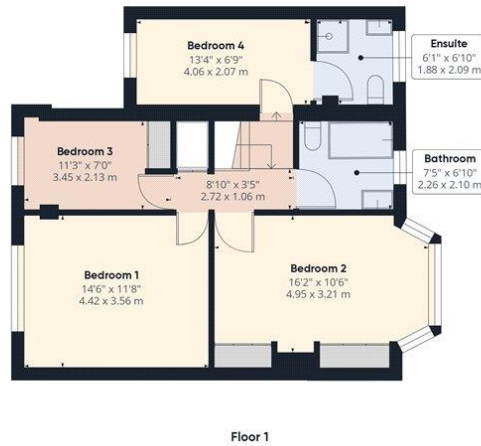


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**Approximate total area<sup>(1)</sup>**  
 1567.44 ft<sup>2</sup>  
 145.62 m<sup>2</sup>

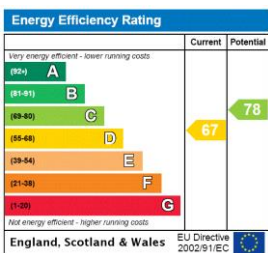


(1) Excluding balconies and terraces

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

GIRAFFE360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



**Tenure:** Freehold

**Council Tax Band:** E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.