



## Compayne Gardens, South Hampstead NW6

**£3,750 Per Month**

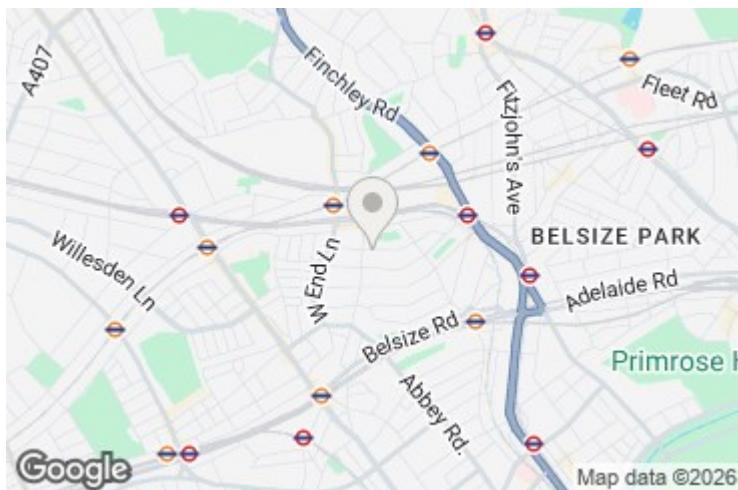
Rarely available, this newly refurbished, larger than average three double bedroom, two bathroom top floor flat is ideally located in the heart of West Hampstead. The property is just moments from West Hampstead Station (Jubilee Line) and within easy walking distance of South Hampstead Station (Lioness Line).

This flat has just been renovated to a high standard and comprises a spacious living and dining area, a fully fitted eat-in kitchen and three large double bedrooms. The principal bedroom benefits from a modern en-suite shower room, complemented by a fully tiled family bathroom with shower. Additional features include ample storage throughout and access to beautifully maintained communal gardens.

Perfectly positioned between West Hampstead and South Hampstead, the property enjoys excellent transport links and a vibrant selection of local amenities nearby.

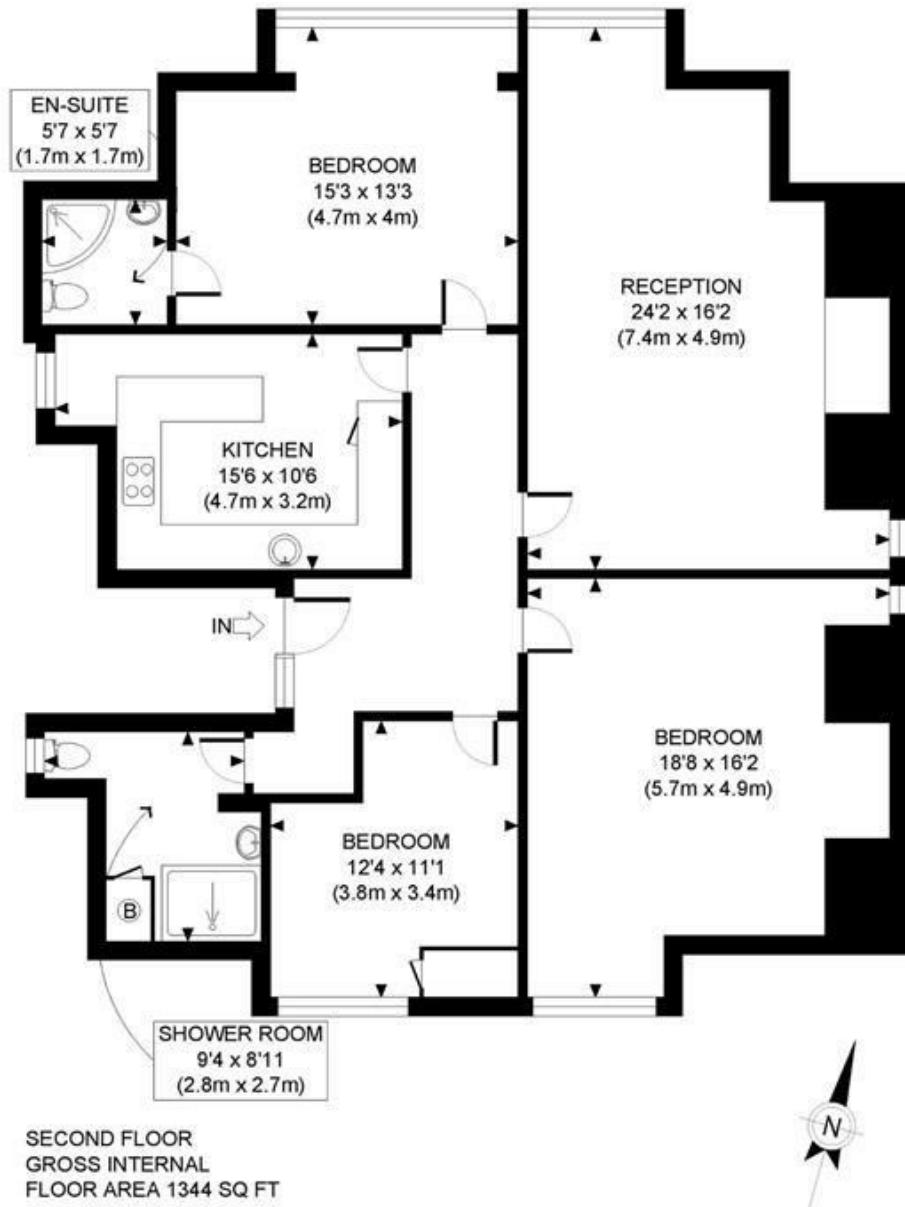
Available: January 26th 2026 | Offered Unfurnished  
EPC Rating: D | Council Tax: Camden Band F

# Compayne Gardens, South Hampstead NW6



Energy Efficiency Rating		
	Current	Potential
<small>Very energy efficient - lower running costs</small>		
(92 plus) A		
(81-91) B		
(69-80) C	78	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<small>Not energy efficient - higher running costs</small>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<small>Very environmentally friendly - lower CO<sub>2</sub> emissions</small>		
(92 plus) A		
(81-91) B		
(69-80) C	77	86
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<small>Not environmentally friendly - higher CO<sub>2</sub> emissions</small>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



APPROX. GROSS INTERNAL FLOOR AREA: 1344 SQ FT/ 125 SQM

**PROPERTY PHOTO PLANS** .CO.UK  
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

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**Est. 1995**

Registered Name: Compton Reebek, Limited Registration Number: 6880098

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Directors: Brian Compton & Julian Reebek

IMPORTANT NOTICE: All of the information is intended only as a guide to a prospective purchaser and not constitute part of an offer or contract. Any measurements or distances referred to herein are approximate only. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement or representation of fact. Should you proceed with the purchase of the property, your solicitor must verify these details. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. In accordance with current legislation we would advise you that the measurements on these particulars are imperial. The formula for conversion to metric is as follows: 1' (one foot) = 30.4cm (centimeters), 1m (one meter) = 3.29'(feet)