

**NO. 9 WINNINGTON ROAD
LONDON
N2**



Bargets Estate Agents

**A BRAND NEWLY REFURBSIHED, SUPERB, MAGNIFICENT,
DETACHED GATED BAROQUE PALACE, INSPIRED BY VERSAILLES
POSITIONED IN ONE OF THE AREAS MOST COVETED LOCATIONS**



A magnificent detached bespoke family residence, set behind a secure gated carriage driveway and benefitting from a large manicured rear garden.

The property has been extensively rebuilt behind the original facade, which was completed in 2025. The ambassadorial residence has been meticulously interior designed, inspired by the Baroque style of Versailles, featuring gilded stucco walls and ceilings, fabric wall upholstery, Baroque furniture, gilded chandeliers and hand crafted sconces with Swarovski crystals, four fireplaces, artistic marble & artistic parquet. Additionally, it is fully equipped with modern engineering sophisticated smart home system, including VRF system, underfloor heating and air-conditioning throughout, Lutron lighting, discreet Sonance sound system, CCTV, fire alarm and burglar alarm throughout and Lift access to all floors.

Located on what is considered the most prestigious road, Winnington Road is adjacent to the distinguished The Bishops Avenue. This semi-rural area has much to offer from the impressive shopping at Hampstead and Highgate Villages with their abundance of stylish boutiques, and artisan food stores to the idyllic green spaces of Hampstead Heath and Kenwood. The area also boasts an excellent selection of top-performing schools and direct road links to The West End.

*10 Bedrooms *10 Bathrooms *Dining Room *Reception Room *Kitchen / Breakfast Room *Swimming Pool *Jacuzzi *Sauna *Steam Room *Gym *Lift *Study *2 Offices *2 Meeting Rooms *5 Guest WC's *Children's Playroom *Cigar Room / Cloak Room *3 Further Kitchens *Manicured Rear Garden *Electric Gated Carriage Driveway with Parking for Multiple Vehicles

Total Area of the House - 13,673 Sq. Ft. / 1,270 Sq. M.

Site Area - 0.39 Acres / 0.16 Hectares

FREEHOLD

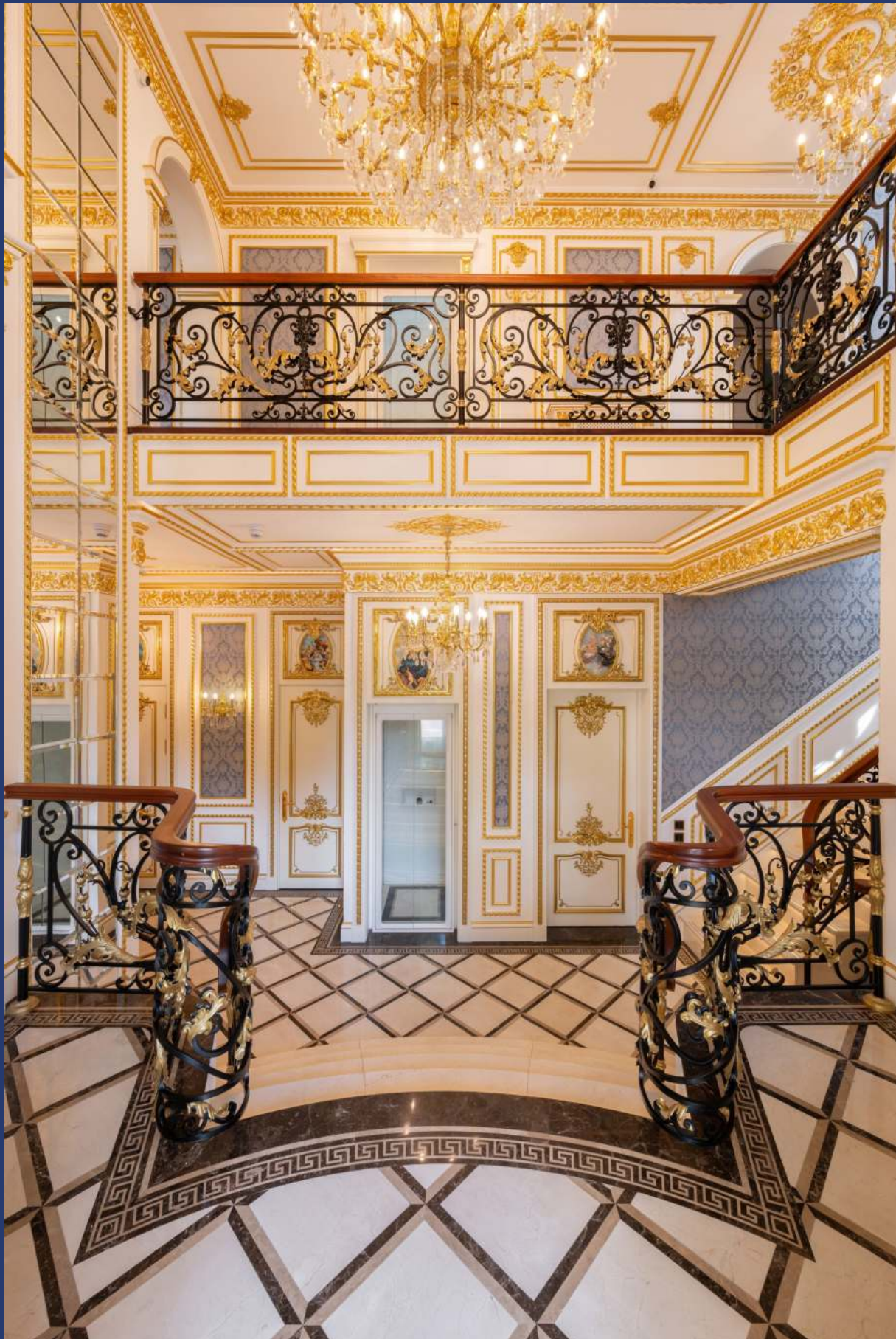
PRICE

£14,900,000

Subject to Contract







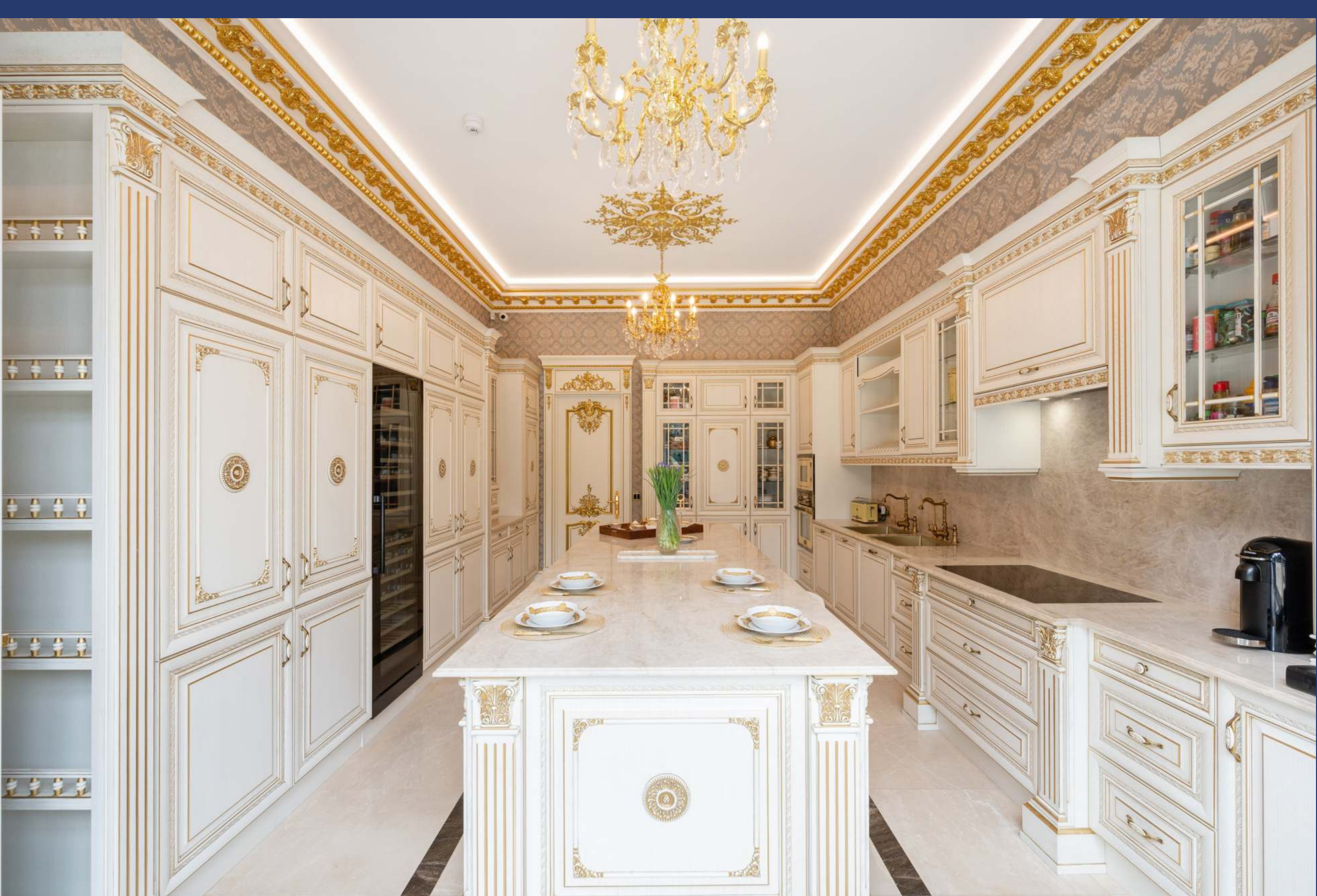


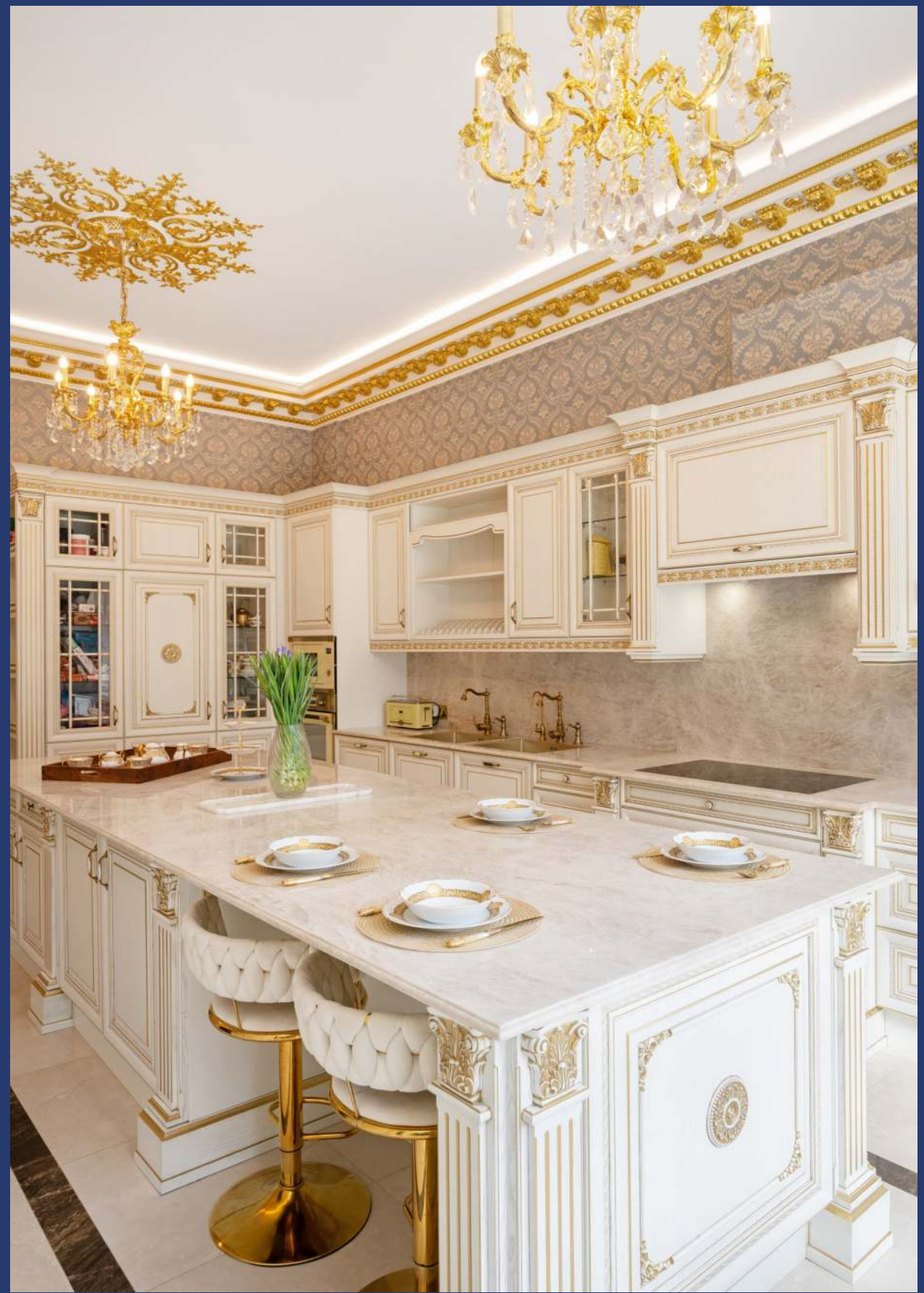


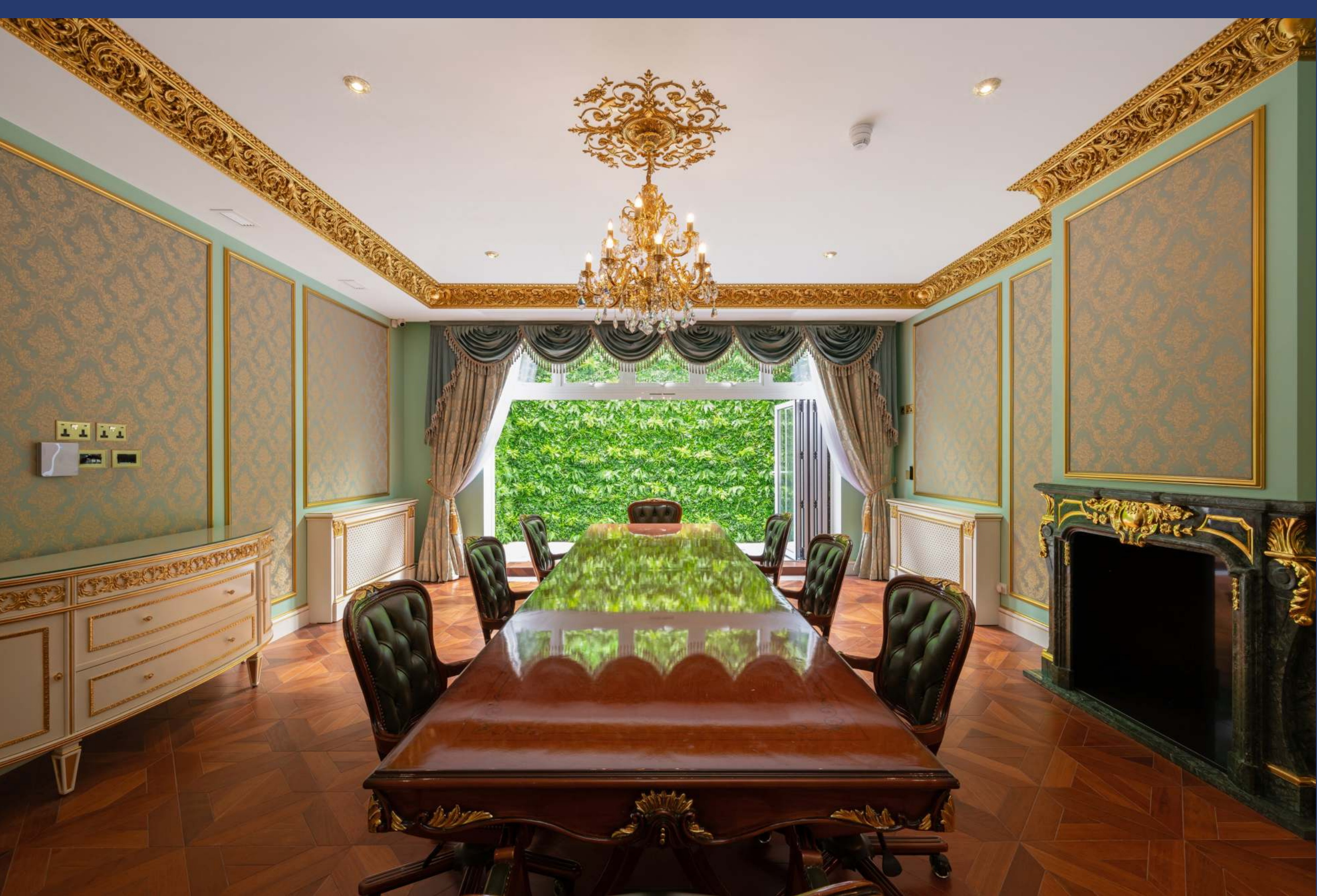








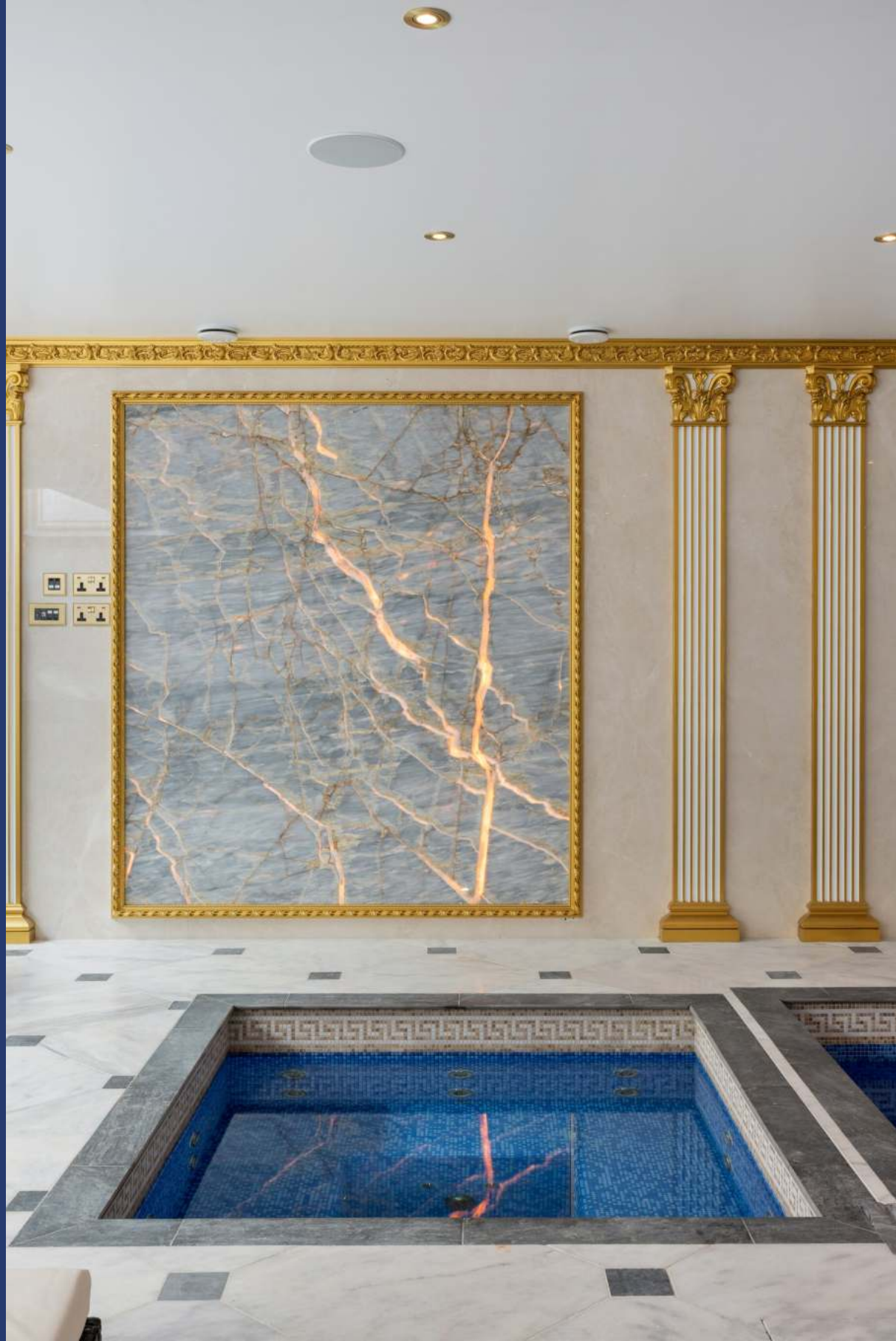


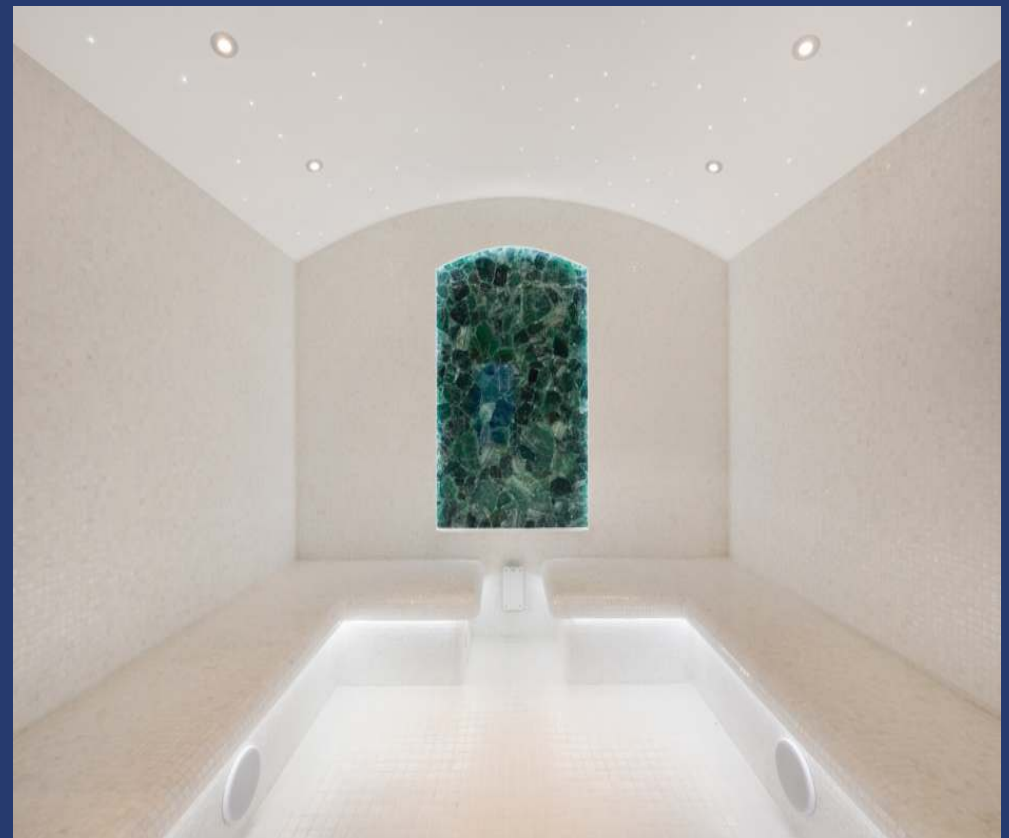




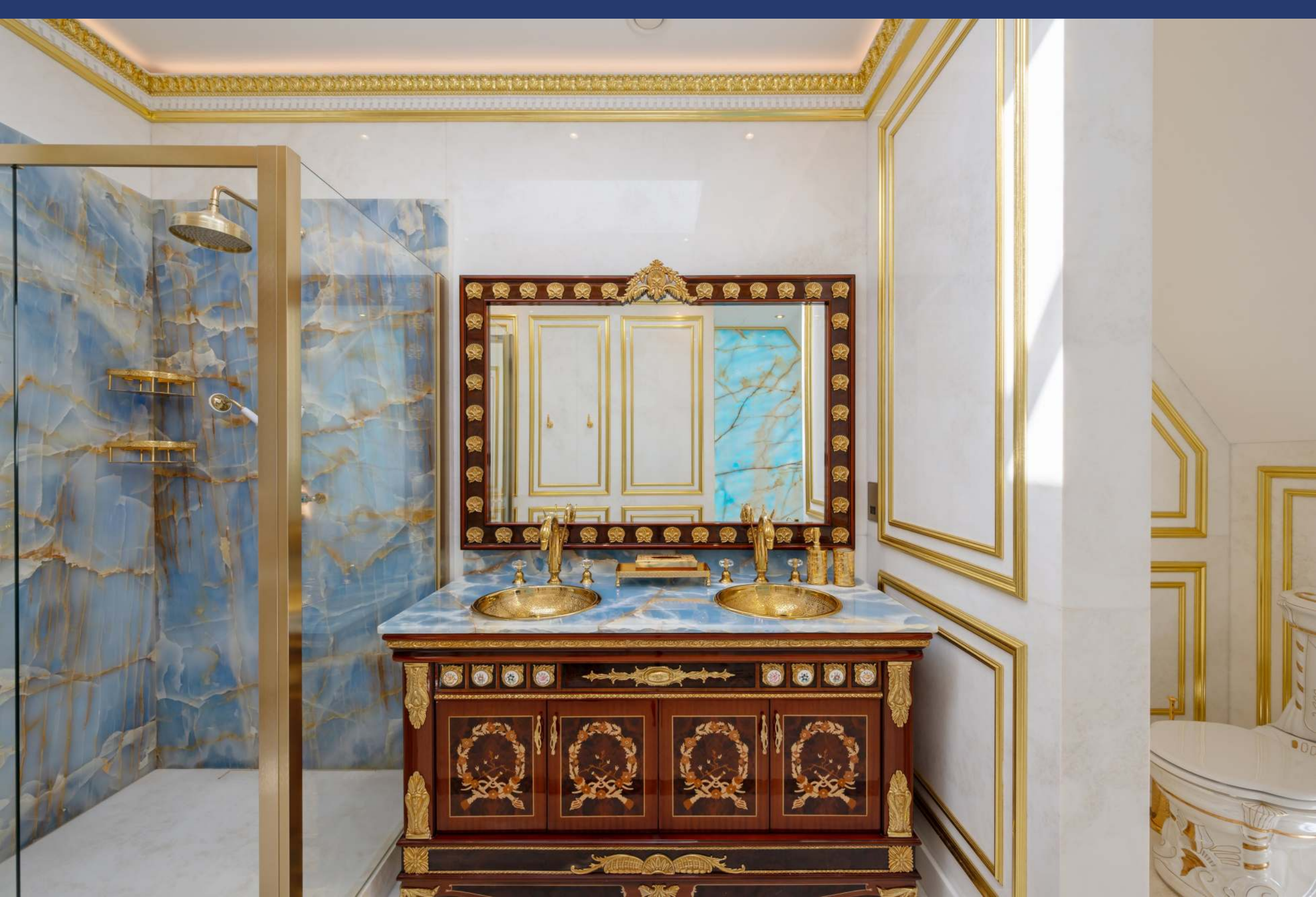






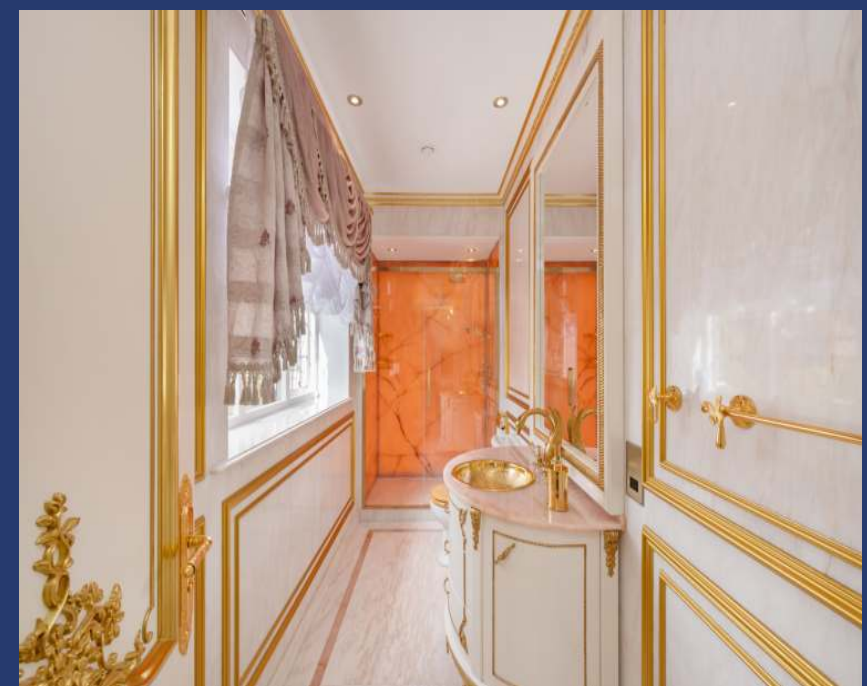




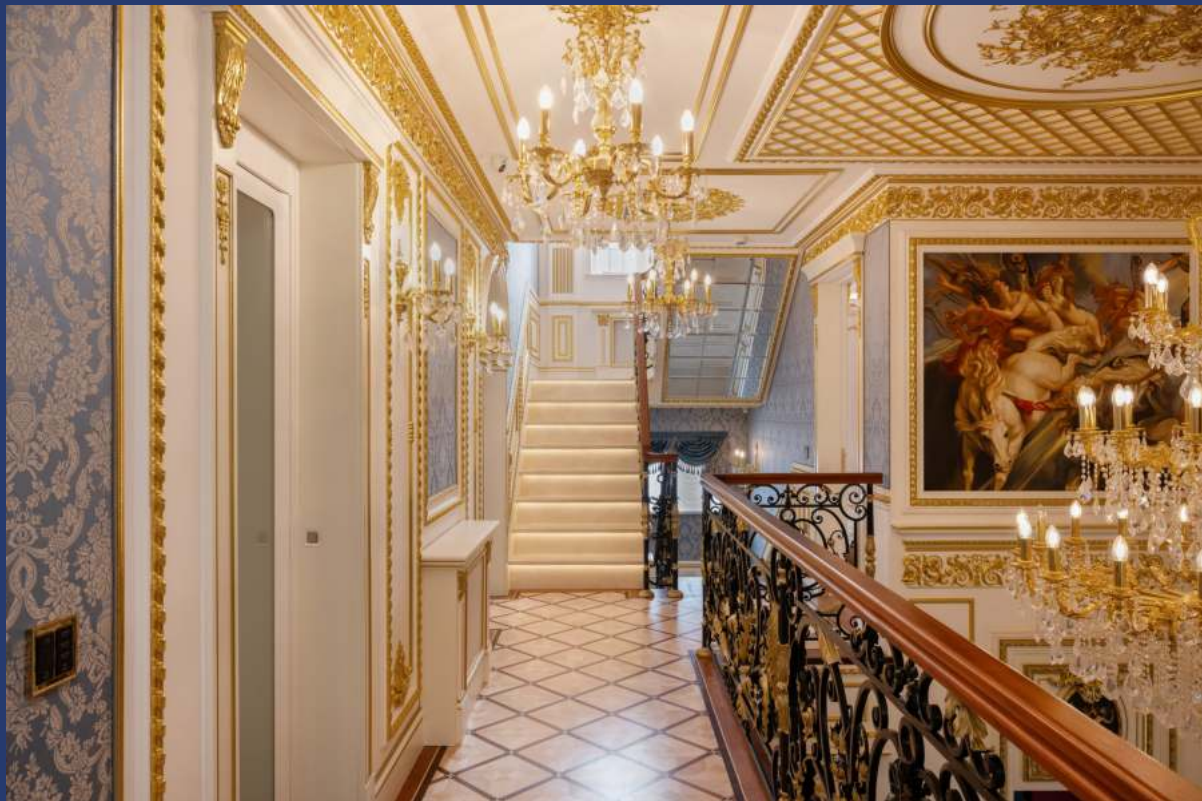


























Westways Winngton Road N2
Gross internal area (approx.)
1270 Sq m (13673 Sq ft) Including Plant Room and under 1.5m
1213 Sq m (13059 Sq ft) Excluding Plant Room and under 1.5m
Site Area (approx.)
Acre 0.39 Hectares 0.16
For identification only, Not to Scale
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Ground Floor - Approx 342 Sq m - 3680 Sq ft

Not to Scale, for guidance only and must not be relied upon as a statement to fact.
All measurements areas are approximate only
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Basement - Approx 490 Sq m - 5270 Sq ft

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First Floor - Approx 261 Sq m - 2806 Sq ft
Void - Approx 12 Sq m - 128 Sq ft



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Second Floor - Approx 173 Sq m - 1864 Sq ft



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www.WilliamSalisbury.Photography

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