



**STICKLEY  
& KENT**  
Established 1854

*Incorporating Copping Joyce*

## LYME TERRACE, NW1



**THREE BEDROOMS, THREE RECEPTIONS, TWO BATHROOMS, TWO KITCHENS,  
SHOWER ROOM, ROOF GARDEN, TERRACE AND REAR GARDEN**

**A totally unique 1994 square foot terraced Victorian house arranged over four floors and fronting  
onto Regents canal.**

**£785,000 Freehold**

99-101 Parkway, London, NW1 7PP

020 7267 2054

1070

[www.stickleykent.co.uk](http://www.stickleykent.co.uk)

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"Once you find the property you want to buy, you will need to carry out more investigations into the property than it is practical or reasonable for an estate agent to do when you receive a surveyor's report before exchanging contracts. If you do not have your own surveyor, we would be pleased to recommend one. We have not checked whether any equipment relating to the property (e.g. title, planning permission etc), as these are specialist matters in which estate agents are not qualified. Your solicitor will also agree with the seller



sales particulars. For example, we have not carried out any kind of survey of the property to look for structural defects and would advise any homebuyer to check this. You should also instruct a solicitor to investigate all items (e.g. carpets, curtains etc) will be included in the sale".