



**10 Uphill Grove, Mill Hill, NW7 4NJ**  
**£1,250,000**

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james**  
ESTATE AGENTS

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## Property Description

An immaculately presented detached family house, having been the subject of recent renovation, located in one of Mill Hill's most sought after turnings set within approximately ¼ mile of Mill Hill Broadway with its numerous shops, restaurants and Thameslink station.

The accommodation comprises of a stunning Kitchen/Breakfast Room with fully integrated appliances, Utility Room, Double Reception Room, Playroom and a Guest Wc. On the first floor there is Master Bedroom with En-Suite Bathroom, three further bedrooms (one en-suite) and "family bathroom."

Additional benefits include a Mature Secluded Rear Garden, Off Street Parking for Two Cars and a House Alarm.

Council Tax Band F

Sole Agent

## Key Features

- DETACHED FAMILY HOUSE
- THREE BATHROOMS (2 EN-SUITE)
- DOUBLE RECEPTION ROOM
- UTILITY ROOM
- MATURE SECLUDED REAR GARDEN
- FOUR BEDROOMS
- STUNNING KITCHEN/DINER
- PLAYROOM
- GUEST WC
- OFF STREET PARKING

## Important Information

- **Price:** £1,250,000
- **Tenure:** Freehold
- **Council Tax Band:** F
- **EPC:** D
- **Locaton:** London

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>67</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC









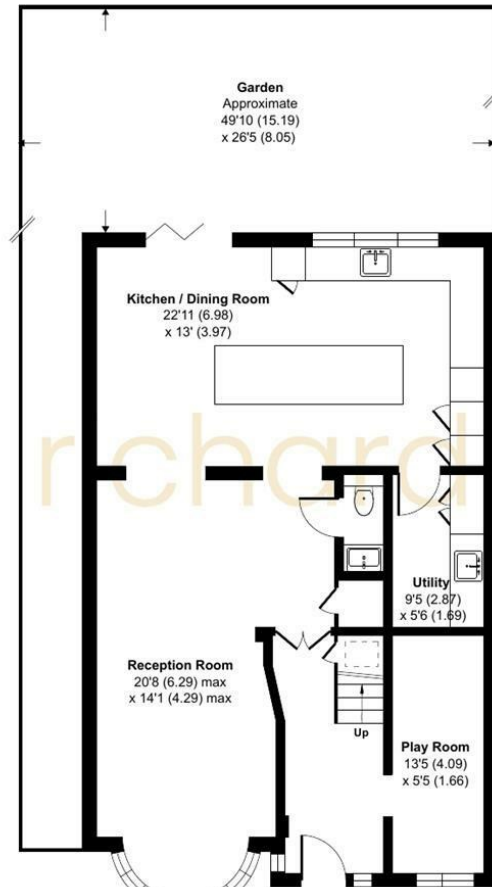




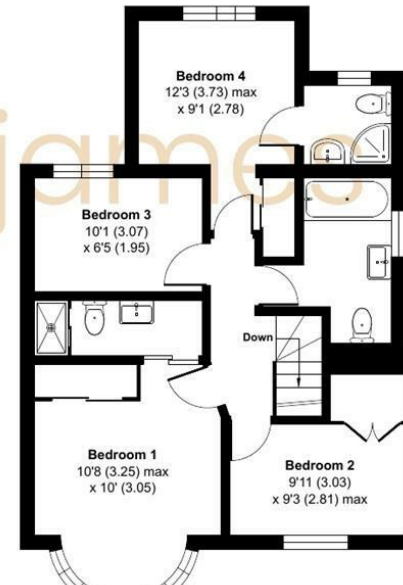


Approximate Area = 1408 sq ft / 130.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Richard James Estate Agents Ltd. REF: 1233613

As agents we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for the purpose. As a buyer you are advised to obtain verification from your Solicitor/Conveyancer or Surveyor, if there are any points of particular importance to you. Reference to the tenure of the property is based on information given to us by the seller, as we will not have had sight of the title documents. You are advised to obtain verification from your Solicitor/Conveyancer. Before viewing a property, do please check with us as to its availability, and also request clarification or information on any points of particular interest to you, to save you any possible wasted journeys. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate; all dimensions include wardrobe space where applicable. While we believe that the area of the property has been accurately calculated, any prospective buyer who considers this feature to be particularly important is strongly recommended to have the site measurements checked by their own surveyor before submitting an offer to purchase.

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