

# THE FOUNTAINS

THE BISHOPS AVENUE • N2



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# THE FOUNTAINS

## THE BISHOPS AVENUE N2

### ***Gated double fronted detached house***

#### Ground Floor

- Grand Reception Hall
- Dining room to seat 24 people
- Drawing room
- Family room
- Sitting room
  - Majilis
- Lift access

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#### First Floor

- Master bedroom with dressing room and en-suite bathroom and stairs to additional dressing room
- In addition there are four further bedrooms to this floor (three with en-suite bathrooms)
  - Family bathroom

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#### Second Floor

- Bedroom and bedroom/games room (both with en-suite bathrooms)
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- Swimming pool, spa and sauna in separate detached building
    - Large 150' garden
    - Freehold

These particulars are intended only as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page of the text.









**Offered for sale is this imposing detached Palladian style mansion set in the most desirable section of The Bishops Avenue backing directly on to Highgate Golf Course.**

### **Description**

Offered for sale on behalf of the executors is this imposing Palladian style mansion providing grand entertaining space and luxury living accommodation. The house extends to approximately 10,000 Sq Ft and is set on 0.65 of an acre.

The grand setting of this house set behind a deep driveway provides an excellent opportunity to acquire a substantial house on the world renowned Bishops Avenue.

The accommodation is predominantly arranged over two floors with lift access between the ground and first floors. The size and scale of the reception rooms and particularly the Majlis to the rear are particular features of this superb property.

The large 150' garden backs directly onto Highgate Golf Club Garage and is set behind a large carriage driveway approached via impressive automatically operated security gates. The drive also provides ample off-street parking.

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### **Location**

The house is situated on the eastern side of The Bishops Avenue and is within 500m of East Finchley underground station and 1100m of Kenwood.



## The Bishops Avenue, London N2

Approximate Gross Internal Area:  
House: 988.4 sq.mts. / 10,639 sq.ft.  
Pool Room: 162.0 sq.mts. / 1744 sq.ft.  
Covered Store: 13.3 sq.mts. / 143 sq.ft.  
Total - 1163.7 sq.mts. / 12,526 sq.ft.  
(not including reduced height area below 1.5m -  
denoted with dashed line: 124.9 sq.mts. / 1344 sq.ft.)



# The Bishops Avenue, London N2

Approximate Site Area: 0.85 Acres

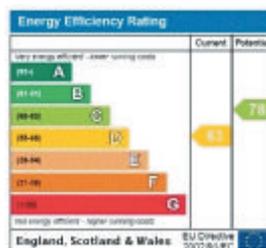


Floor Plans produced by  
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This plan is for guidance only and must  
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Mention is given to the particular details  
on the next page of the Particulars.




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