LYNDALE HOUSE, HIGHGATE HILL N6

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A historic and very rare Grade II* Listed Queen Anne family house, beautifully presented with a classic interior and outstanding rear garden. Forming part of a terrace called “The Bank”, where Cromwell House (1637-8) was built for Richard Sprignell and regarded as one of the finest houses of the period, with an exceptionally rich history of occupants and where the elevated position provides for far reaching views from the upper floors. Opposite the property is Waterlow Park, which takes its name from Sir Sidney Waterlow, printer and former Mayor of London who gave his estate at Highgate (including Lauderdale House) to the London County Council.

Retaining a plethora of original period detail, including an individually Listed ceiling in the drawing room, panelling, window shutters and numerous other features, this outstanding property needs to be seen to be fully appreciated. The kitchen leads through to the cosy dining area with access to a wine cellar, formal entertaining areas feature three further reception rooms including the impressive drawing room. On the upper floors, there are five bedrooms with two sumptuous marble bathrooms.

To the rear there is a secluded courtyard patio area which leads through a pergola along a York stone path and opens out to a large and equally secluded wildlife garden. Ideal for parties and children, there is also a large tree house to the far side. Part of the walled garden is thought to date back to early 1600’s.

ACCOMMODATION AND AMENITIES:

• Five Bedrooms • Two Elegant Bathrooms • Three Reception Rooms • Kitchen • Wine Cellar • Exceptional Rear Garden • Highgate Village Location • Fine Period Detail

GUIDE PRICE: £4,000,000 FREEHOLD

JOINT SOLE AGENTS

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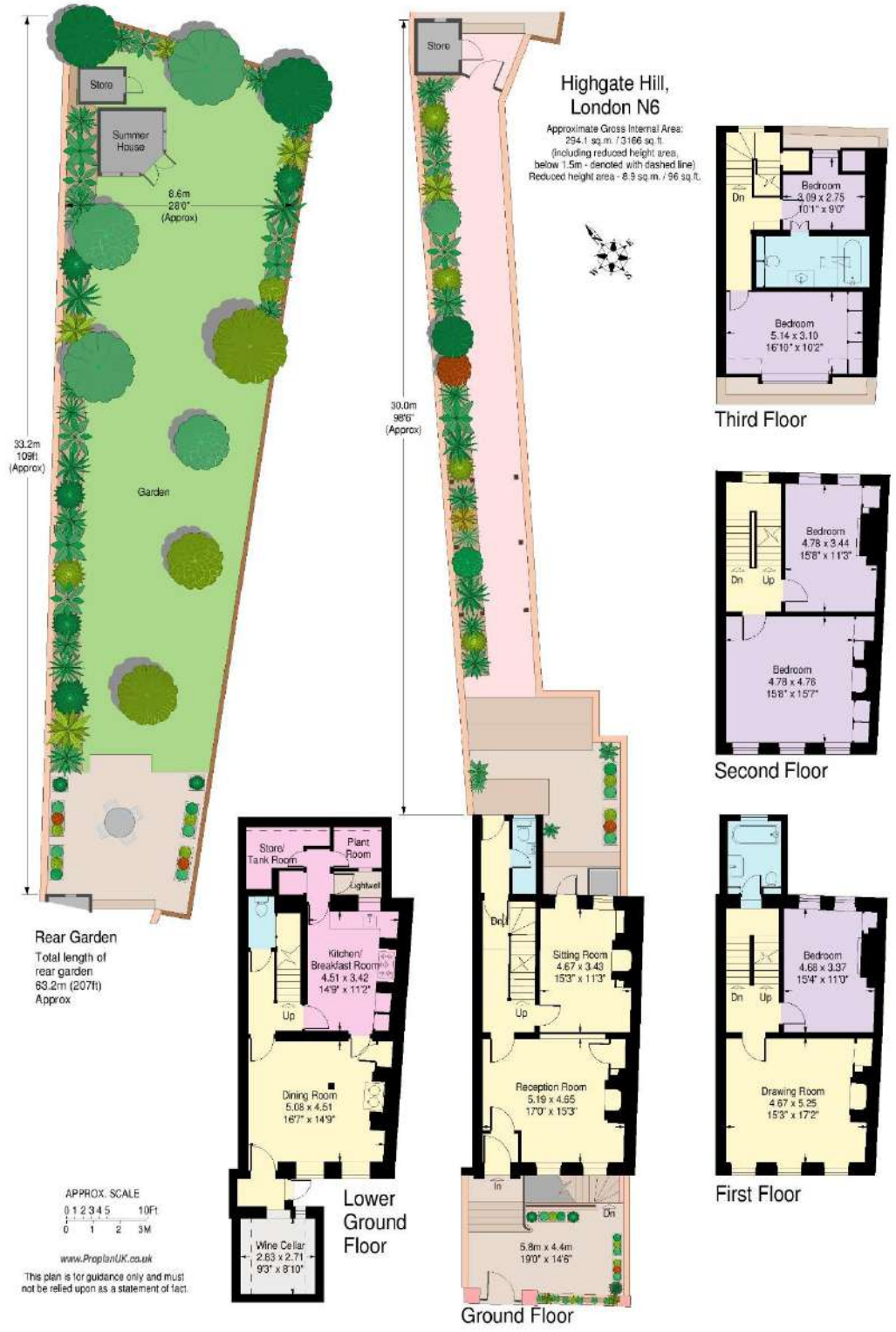
Panasonic


Highgate Hill,
London N6
Approximate Gross Internal Area:
294.1 sq.m. / 3166 sq.ft.
(Including reduced height area,
below 1.5m - denoted with dashed line)
Reduced height area - 8.9 sq.m. / 96 sq.ft.
Store
Summer House
6.6m
28'6"
(Approx)
33.2m
109ft
(Approx)
Garden
30.0m
98'6"
(Approx)
Rear Garden
Total length of
rear garden
63.2m (207ft)
Approx
Store/
Tank Room
Plant
Room
Lightwell
Kitchen/
Breakfast Room
4.51 x 3.42
14'9" x 11'2"
Up
Dining Room
5.08 x 4.51
16'7" x 14'9"
Wine Cellar
2.83 x 2.71
9'3" x 8'10"
Lower
Ground
Floor
Dn
Sitting Room
4.67 x 3.43
15'3" x 11'3"
Up
Reception Room
5.19 x 4.65
17'0" x 15'3"
In
Dn
5.8m x 4.4m
19'0" x 14'6"
Ground Floor
Dn
Bedroom
3.09 x 2.75
10'1" x 9'0"
Bedroom
5.14 x 3.10
16'10" x 10'2"
Third Floor
Dn
Up
Bedroom
4.78 x 3.44
15'8" x 11'3"
Bedroom
4.78 x 4.76
15'8" x 15'7"
Second Floor
Dn
Up
Bedroom
4.68 x 3.37
15'4" x 11'0"
Drawing Room
4.67 x 5.25
15'3" x 17'2"
First Floor
APPROX. SCALE
0 1 2 3 4 5 10Ft
0 1 2 3M
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This plan is for guidance only and must
not be relied upon as a statement of fact.