



**Princes Avenue, London N10 3LR**



***welcome to***

## **Princes Avenue, London**

This stunning studio apartment is moments from Muswell Hill's coffee shops, restaurants and boutiques. The property is on arguably the best of Muswell Hill's royal avenues, a quiet, tree-lined road formed almost exclusively of elegant Edwardian houses.

The apartment benefits from floor to ceiling windows providing constant year-round natural light. A massive open living area is complemented with a full-size, high-end bathroom.

Princes Avenue is perfectly positioned. All the attractions and facilities on Muswell Hill High Street are a two-minute walk. Parkland Walk (0.3m), Highgate Wood (0.4m), Queens Wood (0.4m), Highgate Village (1.2m), Kenwood House (1.5m) and Highgate Swimming Ponds (1.8m) are all quickly accessible on foot or cycle.

In addition, whilst there are multiple bus routes from Muswell Hill to Central London and all neighbouring areas, access is quite straightforward to Highgate (Northern Line Underground), Bounds Green (Piccadilly Line Underground) and Alexandra Park (Great Northern Station).

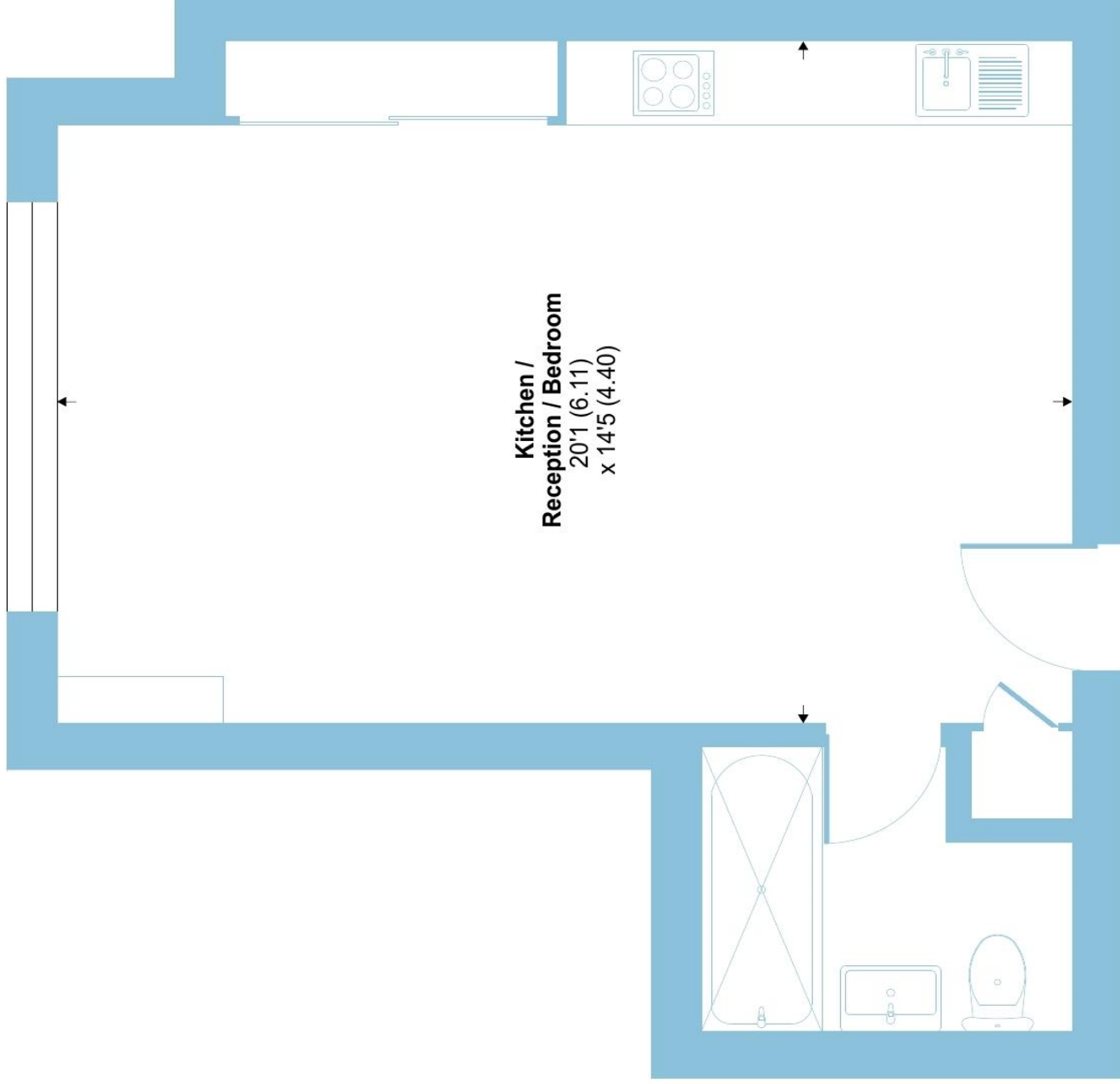
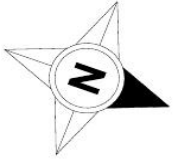
This property ticks all the quality lifestyle boxes. The perfect first-time buyer property or pied-à-terre in the heart of Muswell Hill.



# Princes Avenue, London, N10

Approximate Area = 331 sq ft / 30.7 sq m

For identification only - Not to scale



**FIRST FLOOR**



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.  
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## **Princes Avenue, London**

- Large studio apartment
- Floor to ceiling windows
- In the heart of Muswell Hill
- Large open living area
- Easy access to Central London

Tenure: Leasehold EPC Rating: C

Council Tax Band: G Service Charge: £1000.00

Ground Rent: ZERO

This is a Leasehold property with details as follows; Term of Lease 189 years from 20 Nov 2001.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MUH106258 - 0002

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