



Highgate West Hill, Highgate, London N6

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# Highgate West Hill, Highgate N6

An exceptional Grade II listed house located in the heart of Highgate Village. The property has been meticulously refurbished over the years and retains a wealth of period features as well as some extremely high grade materials as well as fixtures and fittings. In addition to three sizeable bedrooms and three full bathrooms, there is a spectacular kitchen/diner, a beautiful and elegant reception room and a temperature-controlled wine cellar. The house benefits from an outstanding landscaped garden, a private garage as well as three roof terraces, one of which has panoramic views of London.

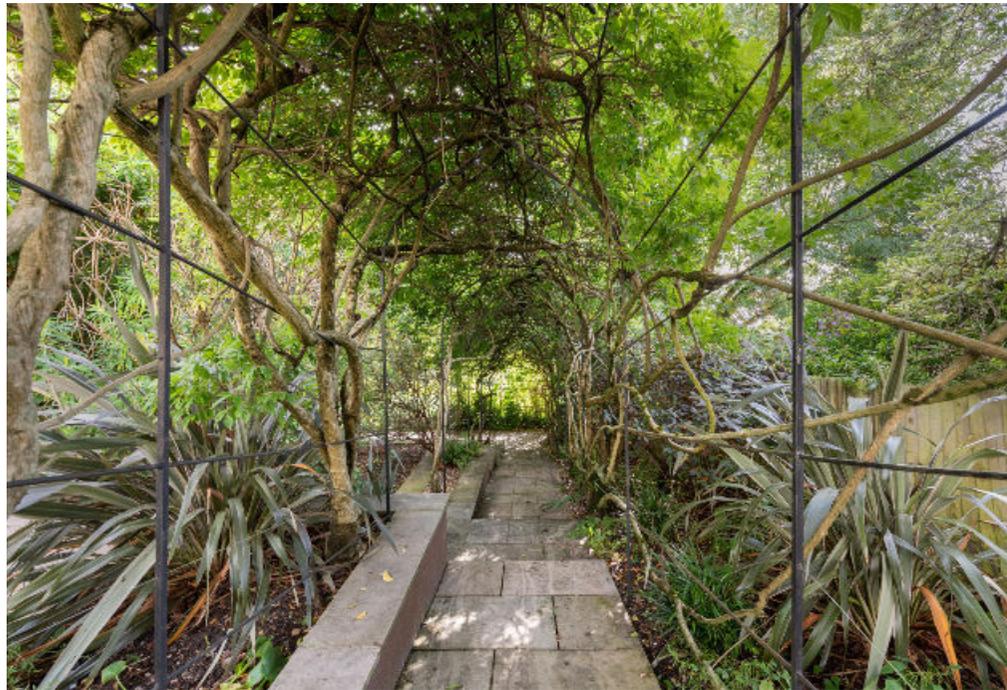


**Asking price:** £5,500,000

**Tenure:** Freehold

**Local authority:** London Borough of Camden

**Council tax band:** H



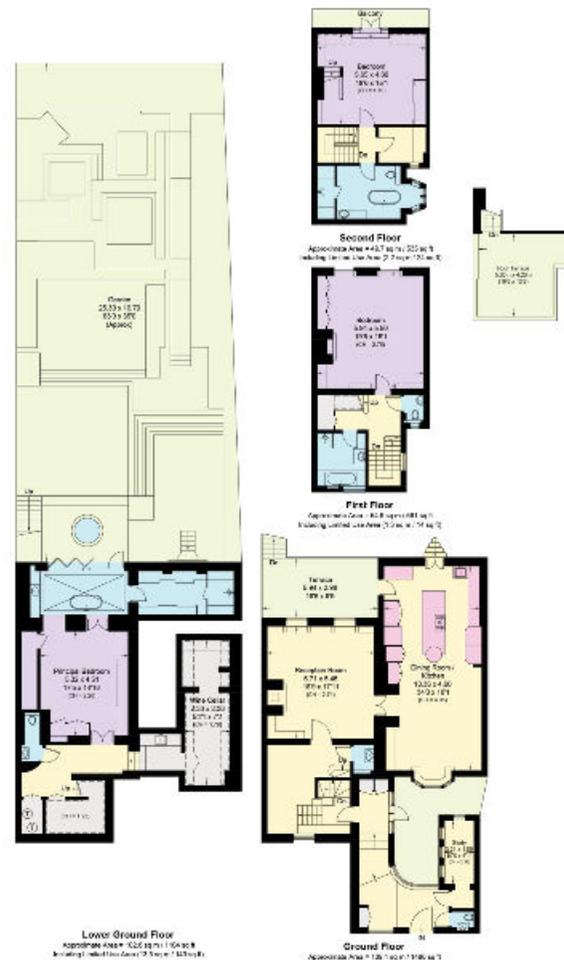




This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

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Approximate Area = 345.3 sq m / 3716 sq ft  
Including Limited Use Area (16.8 sq m / 181 sq ft)



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice: 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank LLP nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated September 2023. Photographs and videos dated September 2023.

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