



Great North Road, Highgate, N6

£1,150,000 Share of Freehold



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offices also in hampstead garden suburb



A superb three-bedroom, two-bathroom, ground floor flat within a large semi-detached Edwardian conversion, with sole use of an extensive private 108 ft rear garden. You enter through your own front door and a hallway with stripped wooden flooring leads you into a beautiful reception room with high ceilings, lovely pine wood flooring, ornate cornicing, feature fireplace and large bay windows flooding the room with light. There is a well-designed kitchen with granite worktops and integrated appliances, including a new Neff gas hob. There are three double bedrooms, one with an en-suite bathroom, a separate family bathroom and a very useful storage cellar. The spacious and versatile interior living and entertaining space is complimented by a beautiful 108' rear patio and garden. This really is a lovely open space in which to relax and entertain. The garden has been lovingly maintained by the current owners. There is a charming variety of trees and plants including, camellia, magnolia, japonica and roses with sage, mint and bay leaves at the back door and apple trees beside the garden path. There is a well-tended lawn, ample space for children to play, and the rear section of the garden would provide a perfect secluded spot for a home office. Further benefits include convenient side access to the garden, off street parking and a share of the freehold. Transport links are excellent, both Highgate and East Finchley tube stations are close by. There is plenty of choice for shopping with Highgate Village, East Finchley and Muswell Hill Broadway all being conveniently situated. The green open spaces of the Parkland Walk, Highgate & Queen's Woods, Kenwood and Hampstead Heath are great places in which to walk and enjoy the views over the London skyline. EPC - C



**Ground floor garden flat in semi-detached
period conversion**

Reception

Kitchen

3 bedrooms

2 bathrooms (1 en-suite)

Storage cellar

Fabulous 108' rear patio and garden

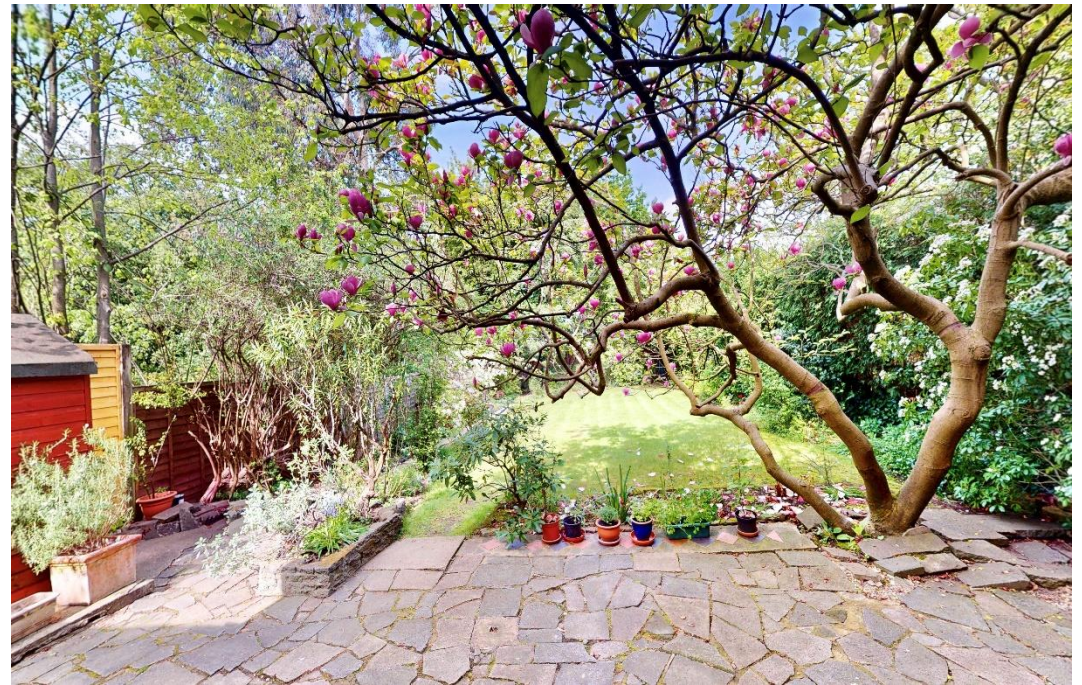
Non allocated off-street parking

Share of Freehold

**Close to tube, green spaces, local amenities
and sought after schools**

EPC - C







Great North Road

Approximate Gross Internal Area = 1015 sq ft / 94.3 sq m

Cellar = 120 sq ft / 11.2 sq m

Total = 1135 sq ft / 105.5 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.