







## KEY FEATURES

- Ample storage
- Three secure underground parking spaces
- Floor-to-ceiling windows
- Private terrace
- Gym
- Pool
- Sauna
- Communal gardens
- Secure parking
- Porter

A well-proportioned three-bedroom apartment situated within Allingham Court, an exclusive residential development on The Bishops Avenue, London N2. Offering over 4,100 sq ft of internal accommodation, the apartment benefits from lateral living, high ceilings, extensive private outdoor space and access to resident-only leisure facilities.

The apartment offers well-defined living and entertaining areas, including a generous reception room with dual aspect glazing that opens onto the wraparound terrace. All bedrooms feature built-in wardrobes and ensuite bathrooms, while the principal suite includes a private dressing area. Additional spaces include a separate formal dining room, eat-in kitchen, utility room, and guest WCs. Residents benefit from a concierge, CCTV, and secure parking.

Located near Kenwood House and Hampstead Heath, the property is within easy reach of Highgate and Hampstead schools, golf courses, and local amenities. East Finchley Underground Station (Northern Line) is approximately 300 metres away, providing direct access to central London.



3 BEDROOM



3 BATHROOM











## ACCOMMODATION

Principal bedroom with ensuite bathroom and dressing area

Two further double bedrooms, each with ensuite and dressing areas

Spacious entrance hall

Reception room

Dining room

Kitchen/breakfast room

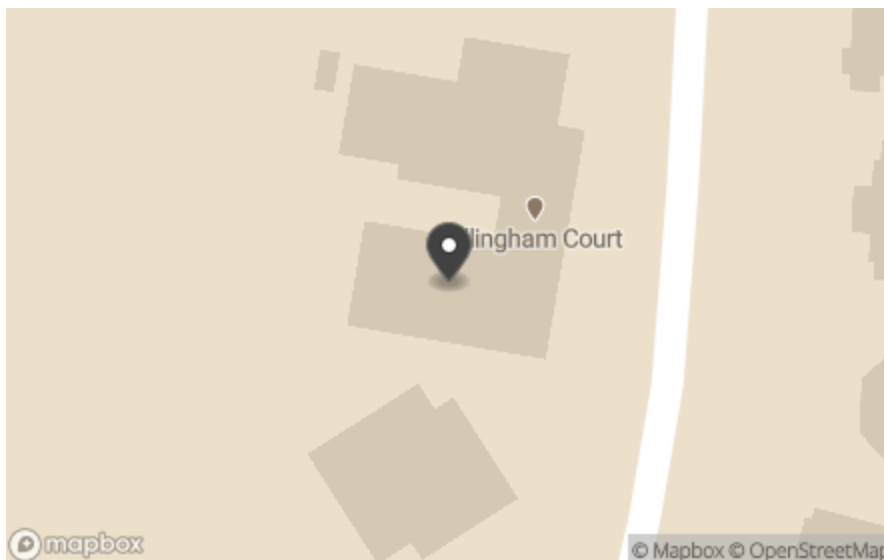
Utility room

Guest W/C

Storage room

## LOCATION

Located near Kenwood House and Hampstead Heath, the property is within easy reach of Highgate and Hampstead schools, golf courses, and local amenities. East Finchley Underground Station (Northern Line) is approximately 300 metres away, providing direct access to central London. The West End is less than five miles distant, with major road networks and international airports easily accessible.







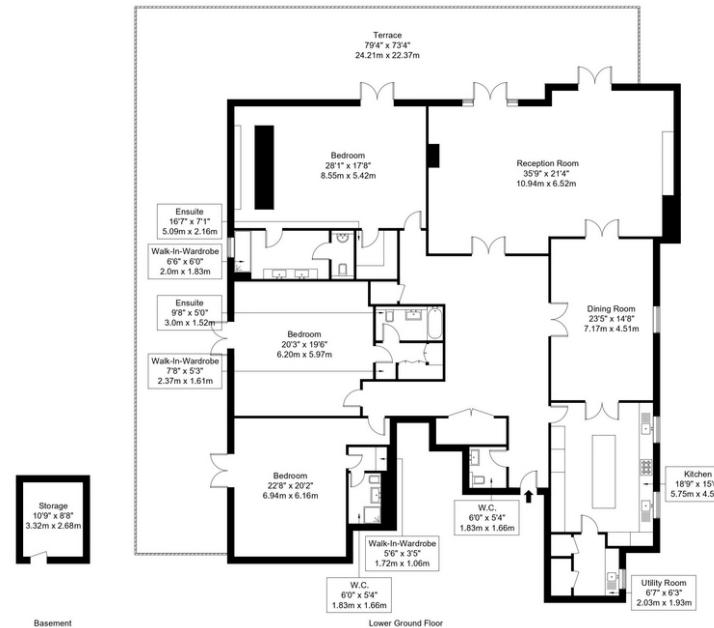
# The Bishops Avenue, N2 0BA

Approx Gross Internal Area = 353.03 sq m / 3800 sq ft

Terrace = 169.72 sq m / 1827 sq ft

Storage = 8.9 sq m / 96 sq ft

Total = 531.65 sq m / 5723 sq ft



Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property. Copyright @ BLEUPLAN

**BEAUCHAMP  
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## TERMS

Price: £6,000 per week

Council Tax Band:

Viewing: By appointment only

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

