

TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Oakeshott Avenue, Highgate, N6
Price £325,000 - Leasehold

A one bedroom first floor purpose built apartment situated in the sought after Holly Lodge Estate. Flooded with natural light and boasting wooden floors throughout, the accommodation comprises a reception room with French doors opening onto a south facing balcony, kitchen, double bedroom and bathroom. The balcony overlooks the beautiful and well maintained communal gardens. The apartment forms part of the Holly Lodge Estate which is a private, gated community just south of Highgate Village, with its wide array of shops, cafes and restaurants as well as Swains Village at the bottom of Highgate West Hill. There are good bus and underground links from Highgate and Archway, as well as from Gospel Oak and Hampstead Heath is moments from your doorstep.

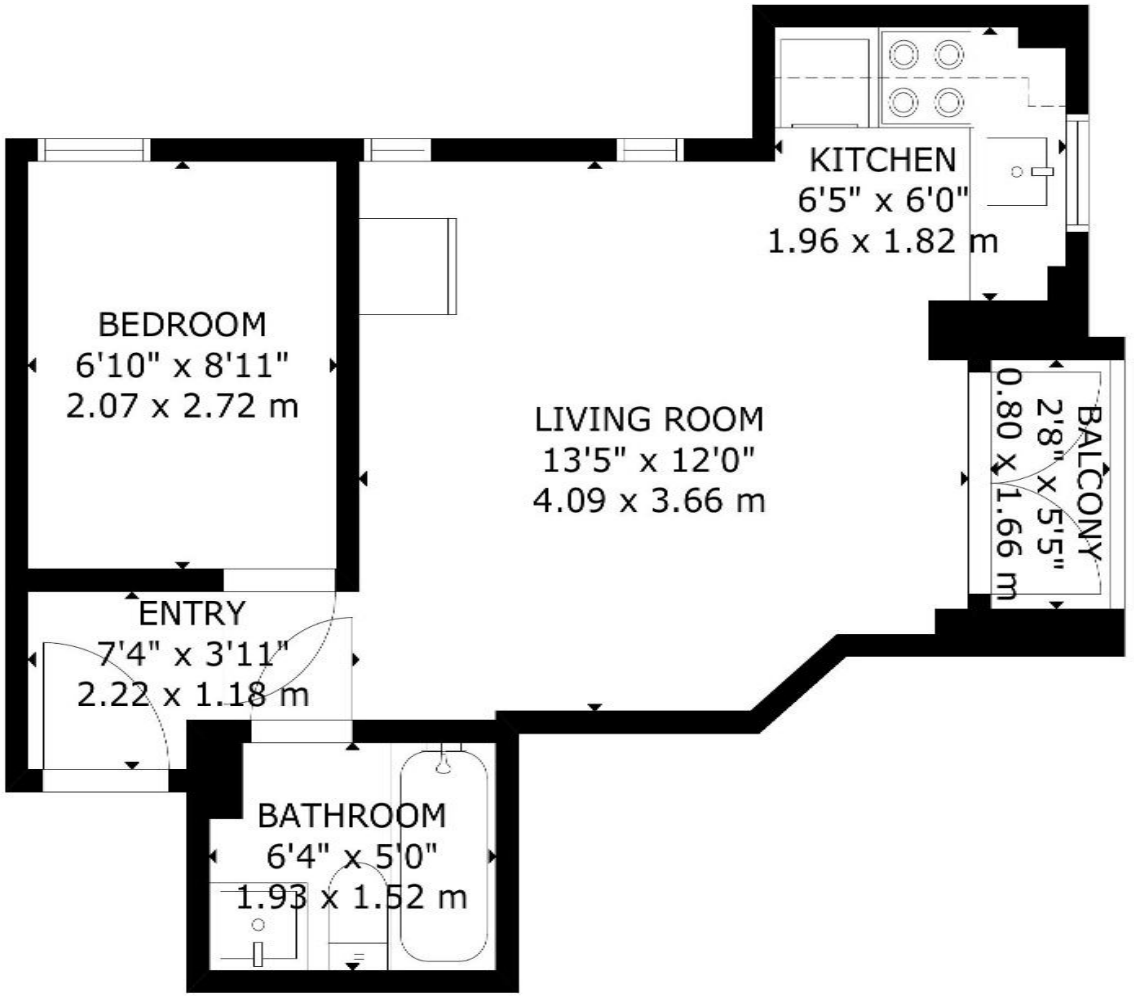
Material Information:
The property is held on a 150 year lease from the 25 December 1964. The annual ground rent is £10 and the annual service charge is £2,750. This includes the heating, hot water, contribution towards the buildings insurance, communal cleaning and management fees. The building is managed by Camden.
The property has gas central heating and Ofcom confirms that Ultrafast broadband is available. The building is serviced by electricity, and mains water and sewerage. Street CPZ parking is available. Mobile phone coverage is available in the property.

Council Tax: London Borough Of Camden - Band C
Approx. Floor Area: 308 sqft (28.61 sqm)
Remaining Lease Term: 88 years
Annual Service Charge: £2,750
Annual Ground Rent: £10

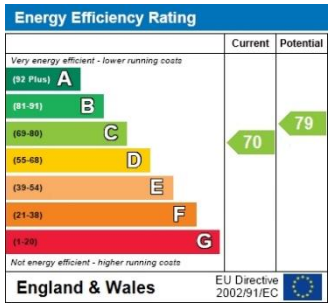








GROSS INTERNAL AREA
TOTAL: 29 m²/308 sq ft
FIRST FLOOR: 29 m²/308 sq ft
EXCLUDED AREAS: BALCONY: 1 m²/14 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



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