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SHELDON AVENUE N6



FREEHOLD. MULTIPLE AGENT.

£9,500,000.

FOYER: LIVING ROOM: EAT-IN KITCHEN: FAMILY ROOM: DINING ROOM:
SITTING ROOM: SUN ROOM: TWO GUEST WC: PRINCIPAL BEDROOM
WITH DRESSING ROOM & EN SUITE: 7 FURTHER BEDROOMS (6 WITH
EN SUITES): FURTHER SITTING ROOM AND KITCHEN: ENTERTAIN-
MENT ROOM: EXERCISE ROOM: SAUNA AND FURTHER BATHROOM:
LAUNDRY ROOM: OFFICE: REAR LANDSCAPED GARDEN: OUTDOOR
POOL: BALCONY: GARAGE: OFF-STREET PARKING: COUNCIL TAX H



Nestled on one of the most prestigious avenues in Highgate, this magnificent eight-bedroom detached residence (9246 sqft / 859 sqm) offers unparalleled luxury and privacy, complete with secure gated access, a spacious garage, an expansive carriage driveway, and a beautifully landscaped garden featuring a swimming pool.

Upon entry, you are welcomed by a striking grand foyer that highlights the extensive proportions and sophistication of the home. The ground floor encompasses versatile living spaces exquisitely designed for both family gatherings and entertaining guests. This level features a contemporary Poggenpohl kitchen with an elegant dining area and a formal reception room, both of which open directly onto the landscaped garden, providing a seamless indoor-outdoor experience. Additional highlights on this floor include a formal dining area, an inviting secondary reception room, a two-story conservatory currently used as an office space, a functional utility room, and a convenient guest WC. The outdoor oasis boasts a delightful swimming pool, making it a perfect retreat for family enjoyment during the summer season.

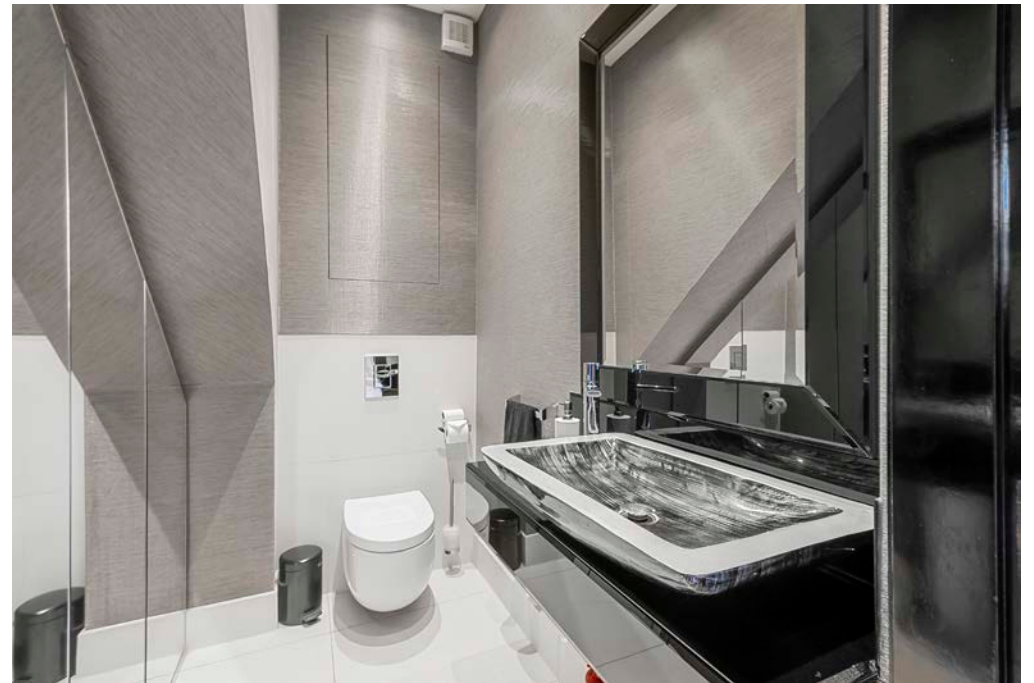


Ascending to the first floor up the stunning galleried staircase, you will discover an exceptional principal suite equipped with a luxurious dressing room, a lavish en-suite bathroom, and a private terrace ideal for sunbathing while overlooking the garden. This floor also accommodates five further generously sized double bedrooms, each featuring en-suite facilities, and an additional guest WC. On the second floor, the residence reveals an expansive playroom, perfectly suited for children's activities, complemented by an en-suite bathroom and kitchenette. Also located on this floor is a self-contained two-bedroom staff apartment with a well-appointed bathroom, offering greater flexibility for accommodating guests.

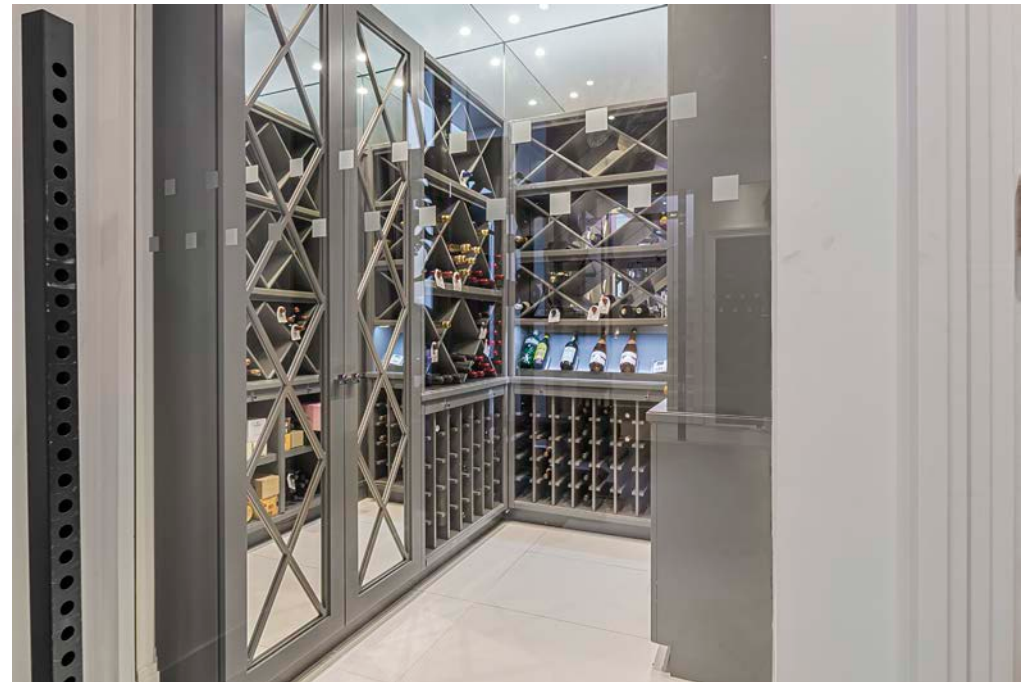
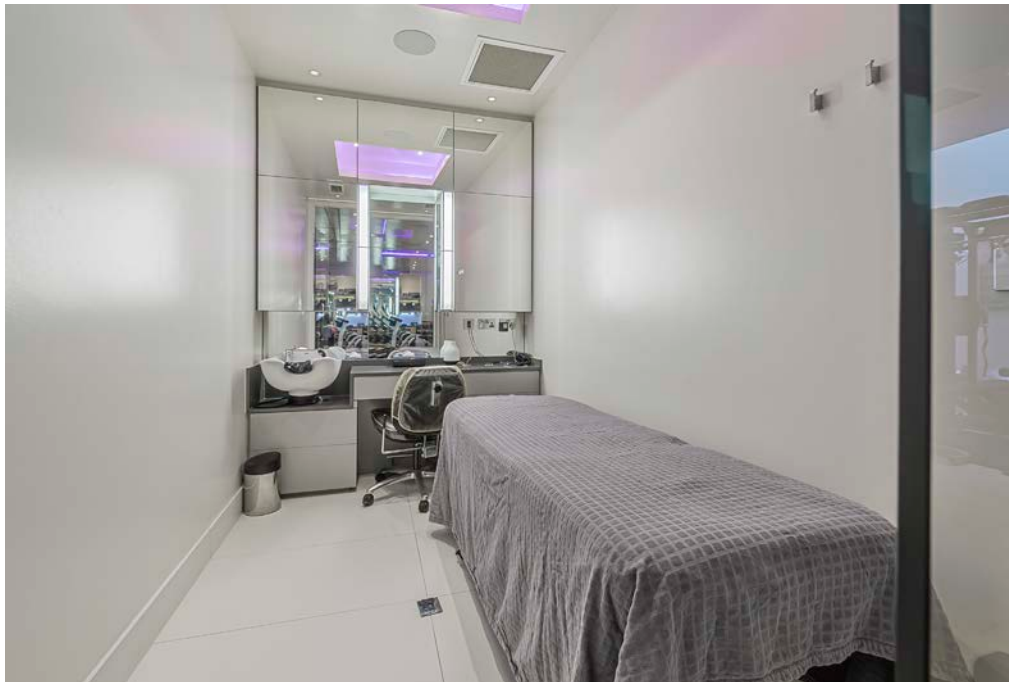
The lower ground level is dedicated to wellness and practicality, offering a gym complete with a sauna and bathroom amenities, massage/room / salon and a utility room equipped with a wine cellar







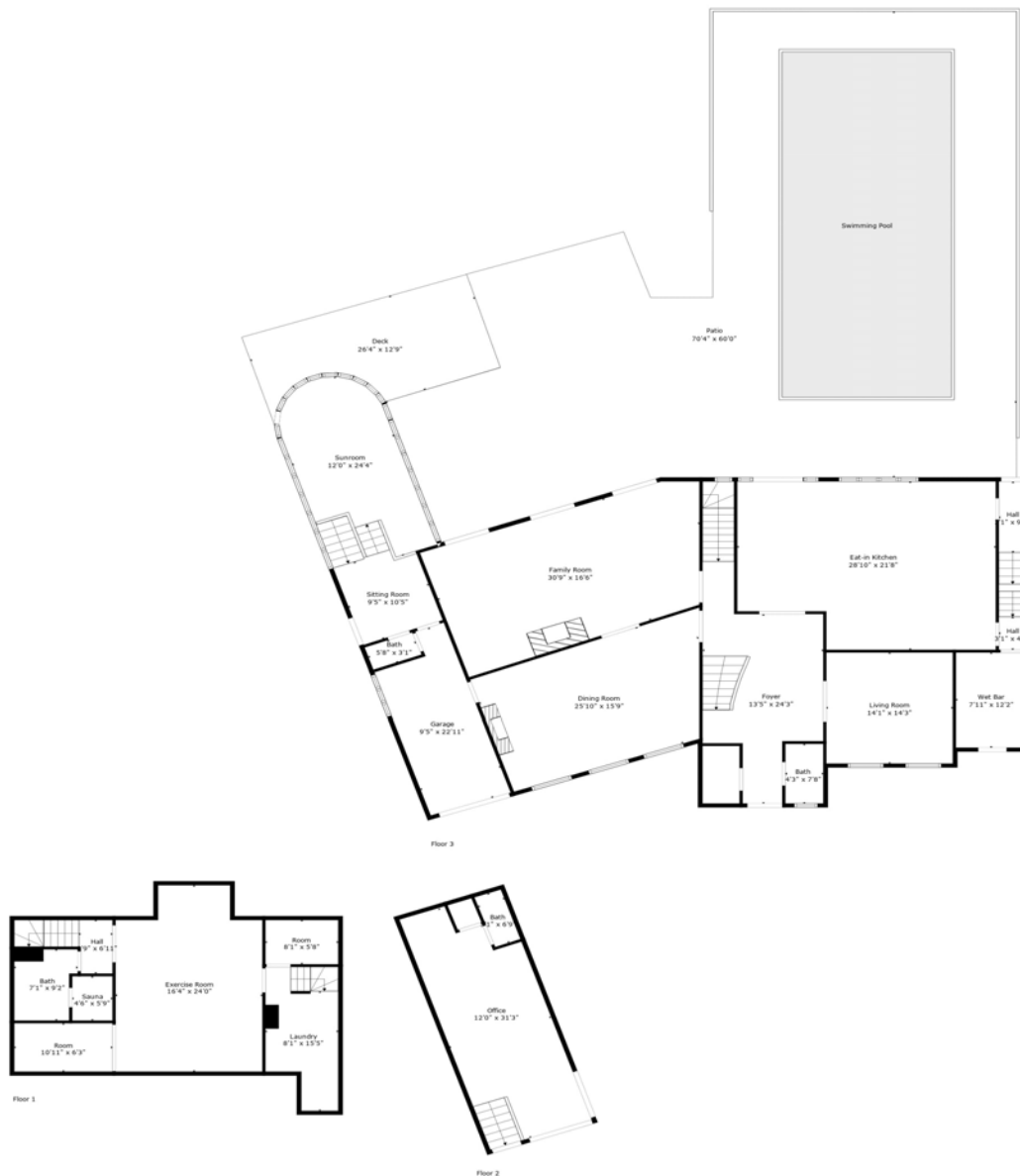












TOTAL: 7552 sq. ft

BELOW GROUND: 763 sq. ft, BELOW GROUND: 376 sq. ft, FLOOR 3: 2653 sq. ft, FLOOR 4: 2291 sq. ft, FLOOR 5: 1469 sq. ft

EXCLUDED AREAS: GARAGE: 195 sq. ft, DECK: 280 sq. ft, PATIO: 2116 sq. ft,
BALCONY: 222 sq. ft, OPEN TO BELOW: 281 sq. ft, LOW CEILING: 281 sq. ft



IMPORTANT NOTICE

1. These particulars have been prepared in all good faith to give a fair overall view of the property. If any points are particularly relevant to your interest in the property please ask for further information/verification. 2. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves on such matters prior to purchase. 3. The photograph/s depict only certain parts of the property. It should not be assumed that any contents/furnishings/furniture etc. photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph/s. No assumptions should be made with regard to parts of the property that have not been photographed. Please ask for further information if required. 4. Any areas, measurements or distances referred to are given as a guide only and are not precise. If such details are fundamental to a purchase, purchasers must rely on their own enquiries. 5. Where any reference is made to planning permissions or potential uses such information is given by Glentree International in good faith. Purchasers should however make their own enquiries into such matters prior to purchase. 6. Descriptions of the property are subjective and are used in good faith as an opinion and not as a statement of fact. Please make further specific enquiries to ensure that our descriptions are likely to match any expectations you may have of the property.