



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Ridgeway Gardens, Highgate, N6
Price £3,500 pcm - To Let

A three bedroom house situated in a private gated development within walking distance to both Highgate Village and Crouch End Broadway. The house has a spacious reception room with wooden floors, separate kitchen with space for a breakfast table, three bedrooms, two bathrooms, one which is en-suite to the primary bedroom, and a guest WC. Externally there is a patio rear garden and a balcony accessed from the primary bedroom. The house is well located for both Highgate Village and Crouch End Broadway and has off street parking for two vehicles. Tenants will have use of the communal swimming pool situated within the grounds of the development. The property is conveniently located within walking distance to both Archway and Highgate Underground Stations.

Material Information:

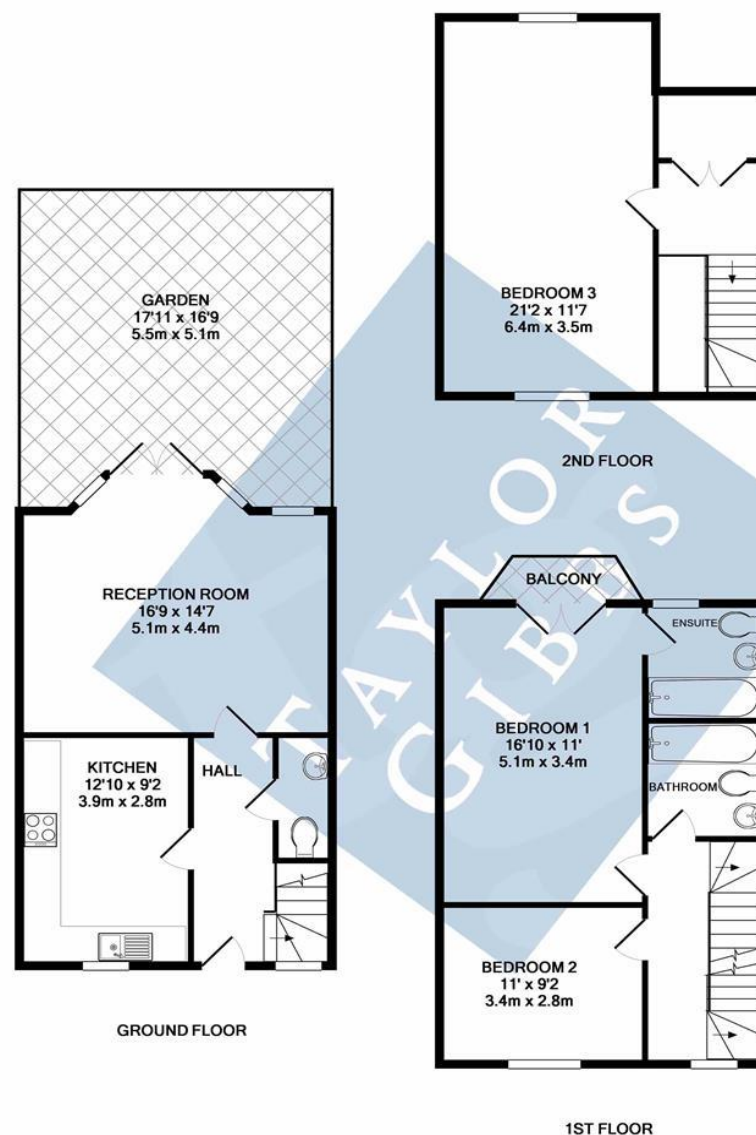
The property has gas central heating, and Ofcom confirms that Ultrafast broadband is available. The building is serviced by electricity, mains water and sewerage, and mobile phone coverage is available. There is off street parking for 2 cars.

Council Tax: Haringey Band G

Approx. Floor Area: 1240 sqft (115.2 sqm)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	73	83
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



RIDGEWAY GARDENS N6
TOTAL APPROX. FLOOR AREA 1240 SQ.FT. (115.2 SQ.M.)
Measurements are approximate. Not to scale. Illustrative purposes only



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