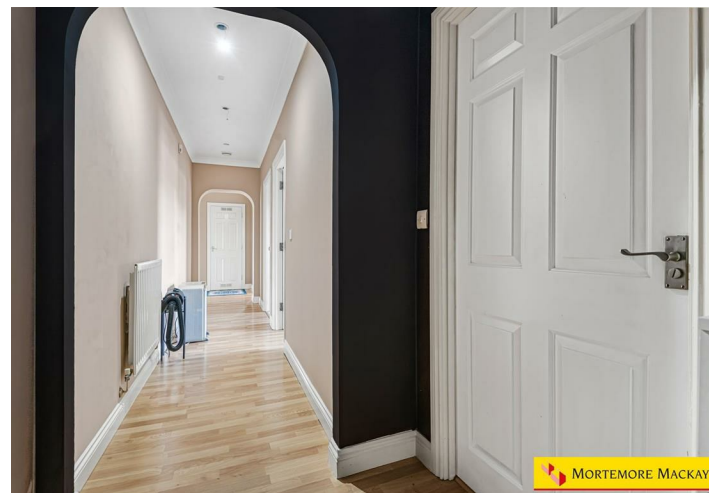
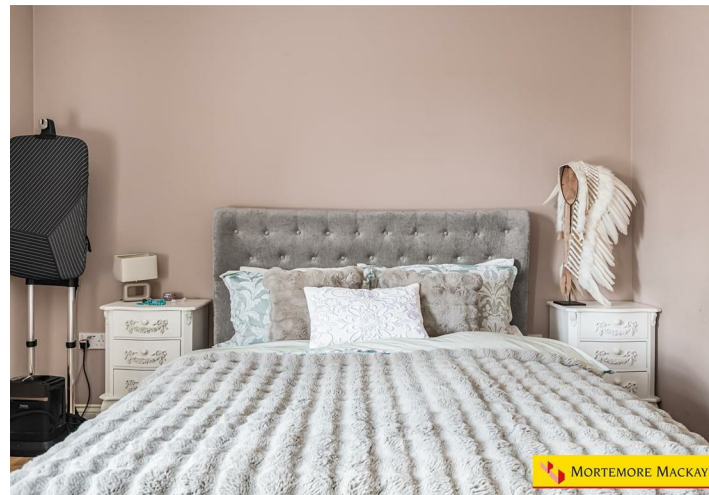




DONOVAN PLACE, N21 1RZ



£450,000 Leasehold

- GATED DEVELOPMENT
- KITCHEN
- ENSUITE TO MASTER
- COMMUNAL GARDENS
- CHAIN FREE
- SPACIOUS LOUNGE
- 2 BEDROOMS
- FAMILY BATHROOM
- GARAGE
- EXCELLENT SCHOOL CATCHMENT

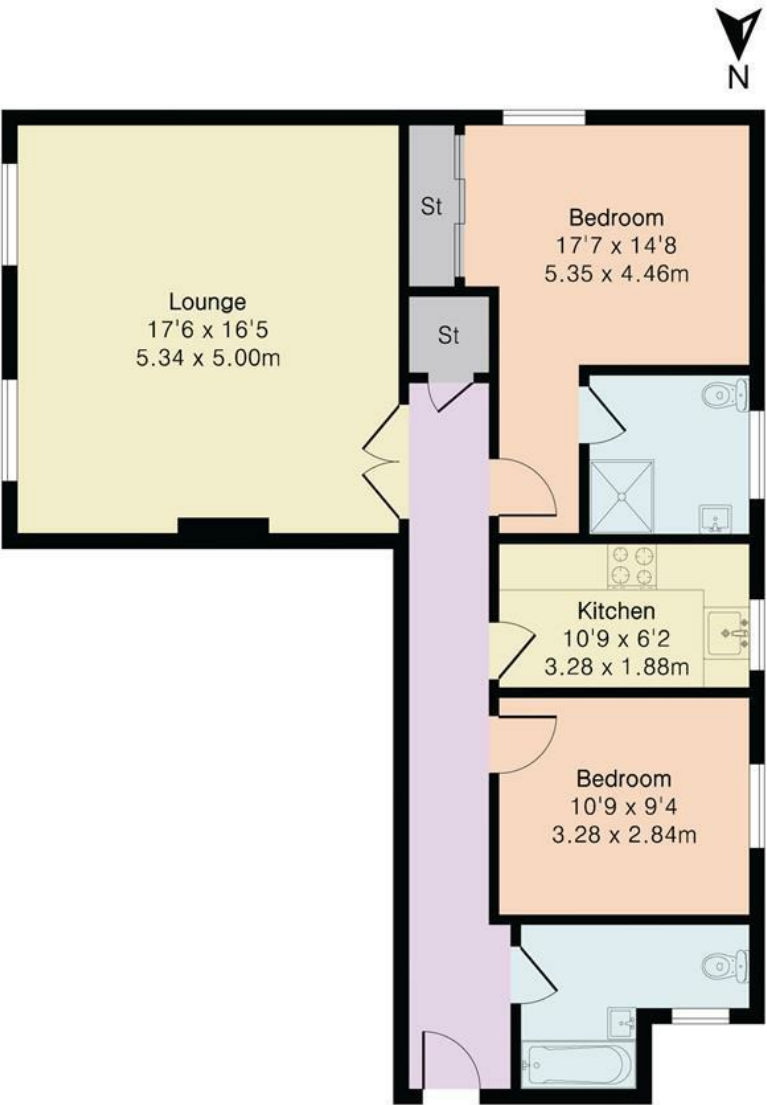
Property Details

Situated within the sought-after gated development, this well-presented two-bedroom flat offers spacious and comfortable accommodation in an attractive and peaceful setting. The property features a generous lounge providing ample space for both relaxing and dining, alongside a well-appointed kitchen. There are two good-sized bedrooms, with the principal bedroom benefiting from its own en-suite bathroom, in addition to a separate family bathroom. Residents can enjoy the extensive and beautifully maintained communal grounds surrounding the development, while further benefits include the security and privacy of a gated setting together with the convenience of a private garage.

Gillies Court is ideally positioned within the popular Highlands Village development, offering convenient access to the shops, cafés, restaurants and everyday amenities of Winchmore Hill and Southgate. Transport connections are readily accessible, with nearby rail and Underground services providing links into Central London, while the area also benefits from a variety of green open spaces and recreational facilities. Families are particularly well catered for, with a selection of highly regarded schools in the surrounding area, including primary and secondary options, making Highlands Village an attractive location for buyers seeking a combination of residential surroundings, local amenities and convenient connections.



Approximate Gross Internal Area 883 sq ft - 82 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	71	73
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

