



## SHELDON AVENUE

Highgate, N6



# A DETACHED, DOUBLE FRONTED FAMILY RESIDENCE.

Sheldon Avenue is a prime and highly desirable residential road located opposite Kenwood  
and close to Highgate Village and Hampstead Village.



Local Authority: London Borough of Haringey

Council Tax band: H

Tenure: Freehold

Guide Price: £8,500,000





A magnificent detached family home that is set behind gates with a sweeping carriage driveway. This beautiful home comprises of approximately 6,630 sq ft and is set across four lateral floors.





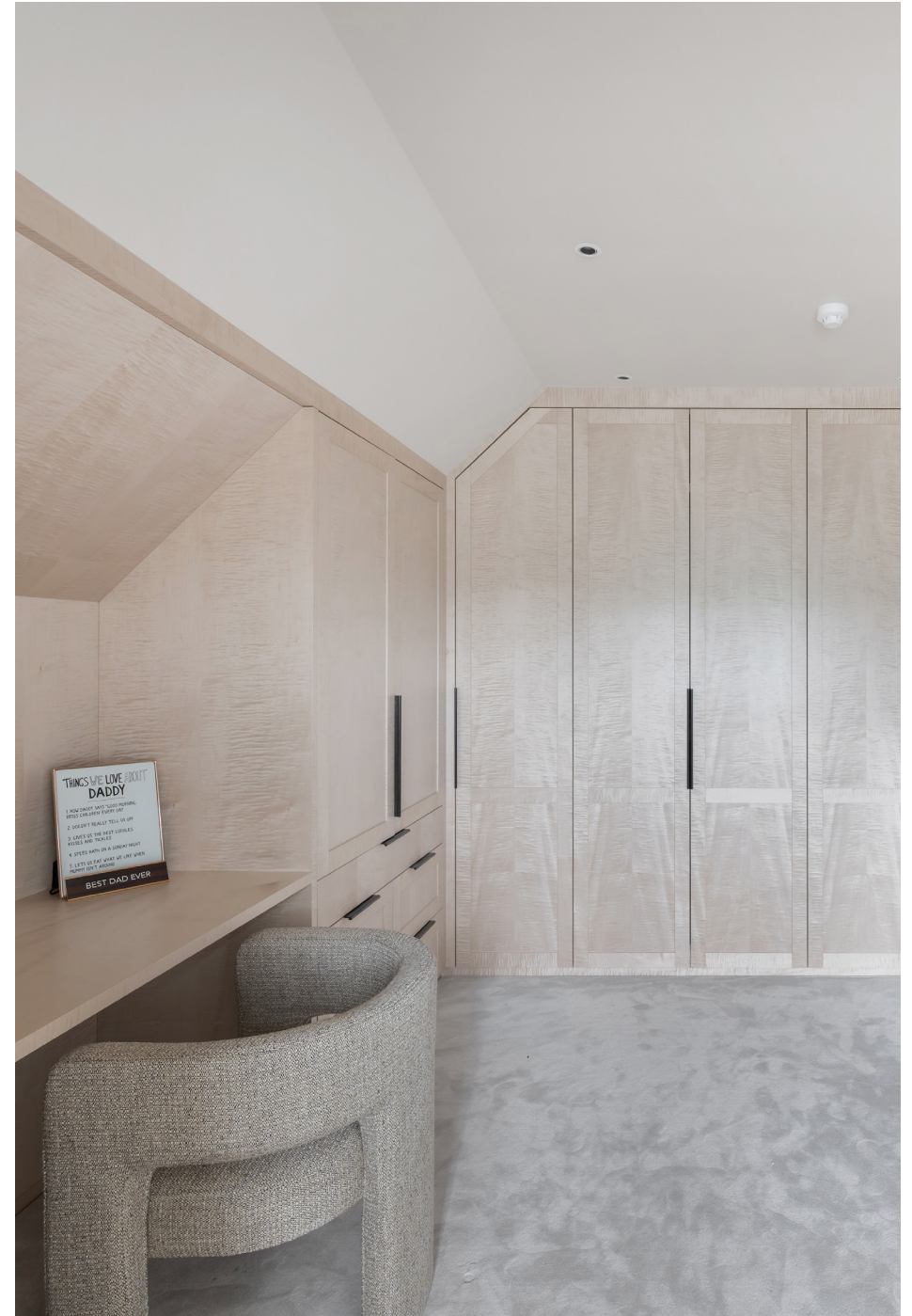


On the ground floor there is a spacious entrance hall with a grand staircase, a drawing room, family room, study, dining room and a contemporary and sizeable eat-in kitchen. The lower floor is set up for leisure with a sizeable cinema room, large gym, swimming pool (not currently in operation), wine cellar, kitchenette, two further guest WC's and a steam shower. Additionally, there is a good amount of storage.



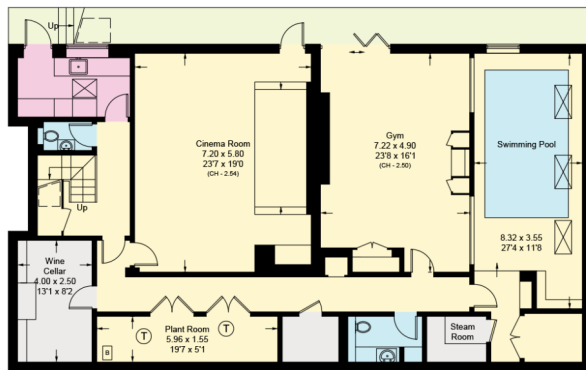


Across the upper floors there are 6/7 bedrooms and 5 bathrooms, including a spectacular principal bedroom suite arranged over 2 floors with dual dressing rooms and a study area. The property benefits from a large southerly facing garden and a double length garage.

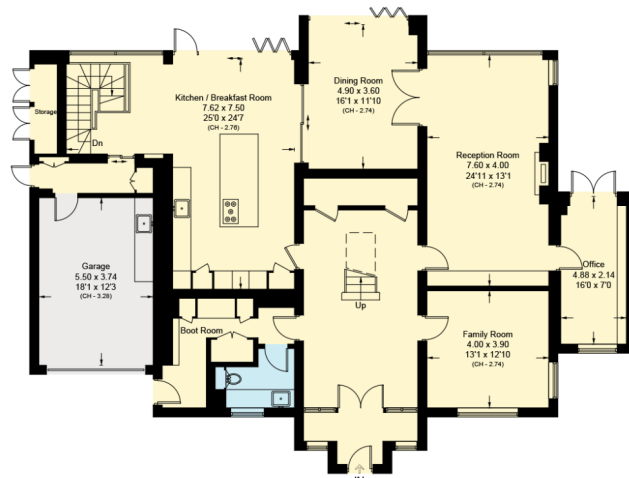




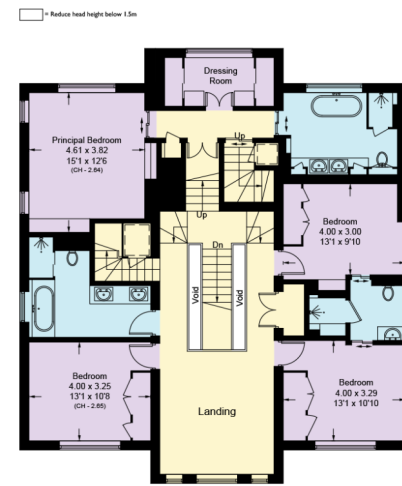




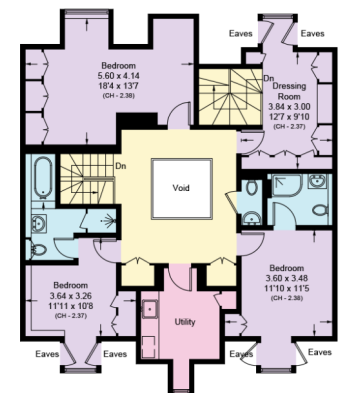
**Lower Ground Floor**  
 Approximate Area = 185.8 sq m / 2000 sq ft  
 Including Limited Use Area (0.6 sq m / 6 sq ft)



**Ground Floor**  
 Approximate Area = 207.1 sq m / 2229 sq ft  
 Including Limited Use Area (2.0 sq m / 21 sq ft) and Garage



**First Floor**  
 Approximate Area = 147.6 sq m / 1589 sq ft  
 Including Limited Use Area (4.0 sq m / 43 sq ft)



**Second Floor**  
 Approximate Area = 98.6 sq m / 1061 sq ft  
 Including Limited Use Area (0.3 sq m / 3 sq ft)  
 (Excluding Void)

Approximate Gross Internal Area = 639 sq m / 6,879 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

**Katy Brookes**  
020 7317 7966  
katy.brookes@knightfrank.com

**Knight Frank Hampstead**  
58-62 Heath Street, London  
NW3 1EN

[knightfrank.co.uk](https://www.knightfrank.co.uk)

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated June 2026. Photographs and videos dated June 2026. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to [marketing.help@knightfrank.com](mailto:marketing.help@knightfrank.com) or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.