

# HIGHGATE WEST HILL

N6



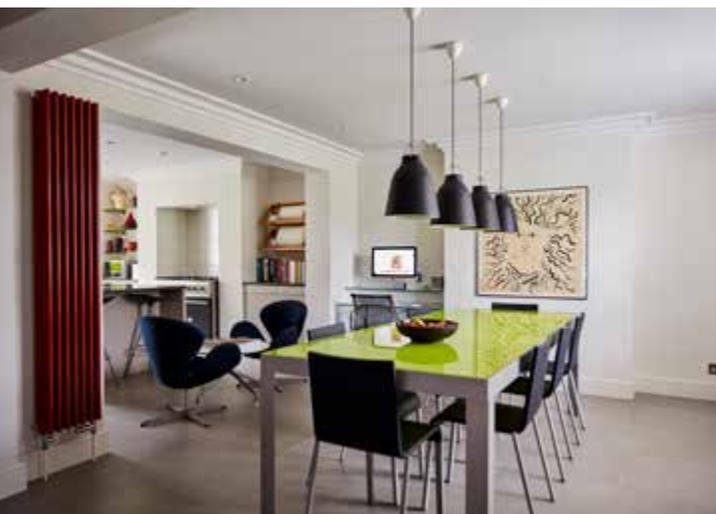


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A charming early Victorian mid-terraced house at the heart of historic Highgate Village with a wonderful outlook over the reservoir towards The Grove to the front, and gardens to the rear.

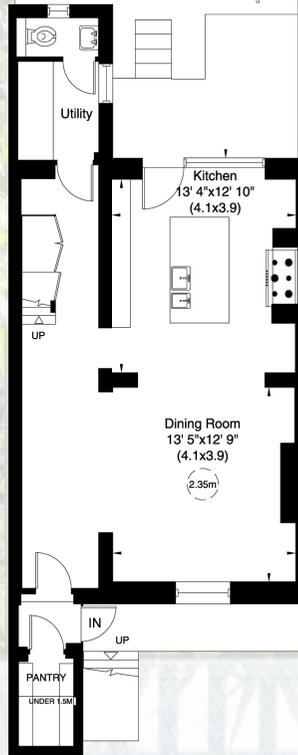
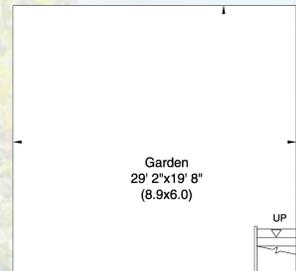
The house is beautifully presented and arranged over 4 floors, with approximately 2,277 sq ft of bright accommodation and is complemented by a 29' southeast facing garden and terrace. On the raised ground floor there is an Entrance Hall and Double Reception Room opening on to a rear timber decked Terrace, and a small Study and Guest WC. The Lower Ground floor comprises a wonderful open plan space with Kitchen and Dining Room with a feature floor to ceiling glass wall that opens out onto a patio with steps up to the garden, a pantry and additional guest WC. The upper floors comprise 4 Bedrooms, 1 Bathroom and a walk-in Shower room.



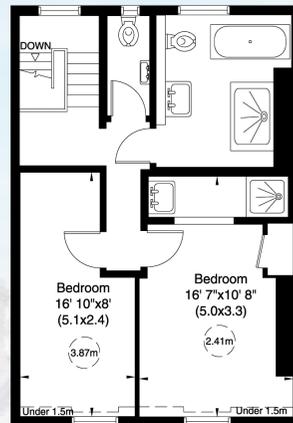
The house is situated on the upper stretch of Highgate West Hill, parallel to The Grove, and within a short walk of Highgate High Street. Highgate Village is located at one of London's highest points and is a beautiful village with an extensive array of shops, cafés, restaurants, and pubs dating back to the mid 17th Century. Hampstead Heath and Highgate Underground Station (Northern Line) are within easy reach.



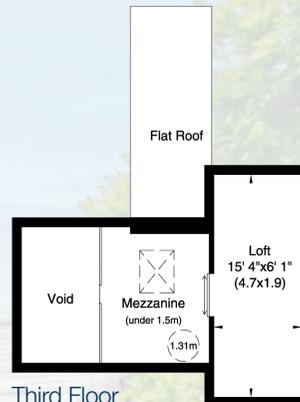
APPROXIMATE GROSS INTERNAL AREA  
228 SQ\_M (2,452 SQ\_FT) INCLUDING UNDER 1.5M AND LOFT  
212 SQ\_M (2,277 SQ\_FT) EXCLUDING UNDER 1.5M AND LOFT



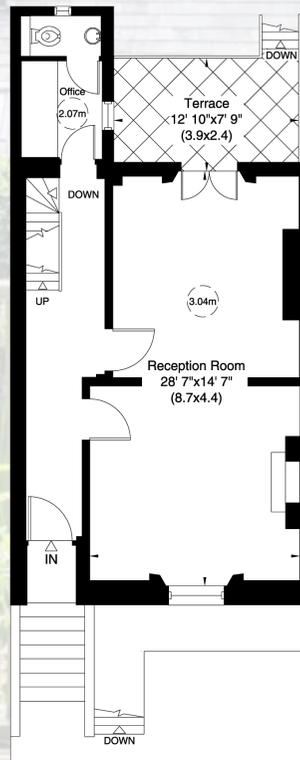
Lower Ground Floor



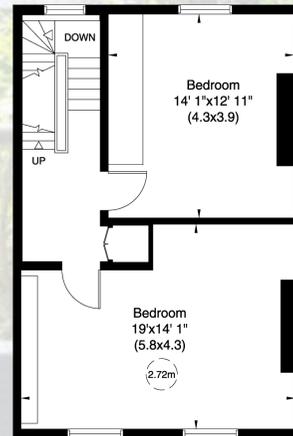
Second Floor



Third Floor



Raised Ground Floor



First Floor



## ACCOMMODATION & AMENITIES

ENTRANCE HALL • DOUBLE RECEPTION ROOM  
OPEN PLAN KITCHEN/BREAKFAST ROOM AND DINING  
ROOM • 4 BEDROOMS • FAMILY BATHROOM • SHOWER  
ROOM • 2 GUEST WCS • OFFICE • PANTRY • UTILITY ROOM  
LOFT • SOUTHEAST FACING REAR GARDEN  
DECKED TERRACE • EER 60D

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