



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Southwood Lane, Highgate
Price £750 per week - To Let

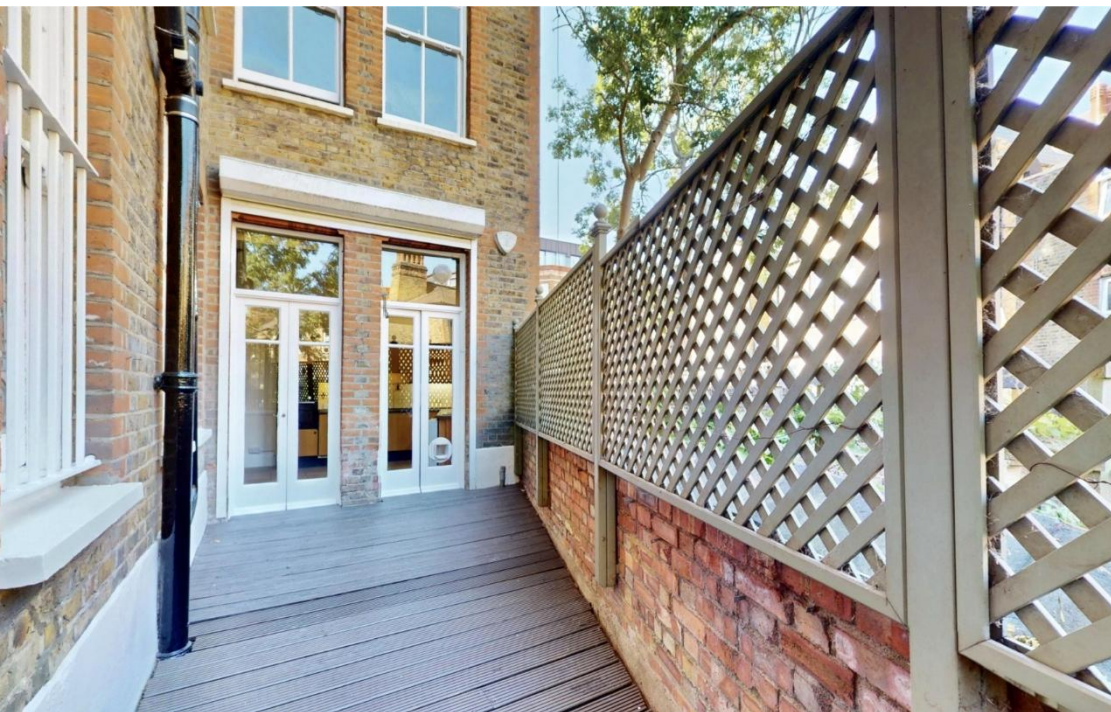
An exceptionally spacious two bedroom mansion flat, ideally positioned just moments from Highgate Underground Station. Accessed via a private entrance, this impressive period property retains an abundance of original character and charm throughout. The accommodation comprises a generously proportioned reception room featuring beautiful original parquet flooring, alongside a separate kitchen/diner with French doors opening onto a decked terrace. The terrace provides direct access to the well-maintained communal gardens, creating a wonderful extension to the living space. There are two well-proportioned bedrooms, with the principal bedroom benefiting from a spacious walk-in wardrobe. A stylish bathroom features a traditional roll-top bath, complemented by a separate WC. The property enjoys an enviable location, within easy walking distance of the independent restaurants, cafés and bars of Highgate Village, and the expansive open spaces of Highgate Wood, Waterlow Park and Hampstead Heath are also close by.

Material Information:

The property has gas central heating and Ofcom confirms that Superfast broadband is available. The building is serviced by electricity, mains water and sewerage, and mobile phone coverage is available. There is CPZ street parking available on the road.

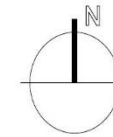
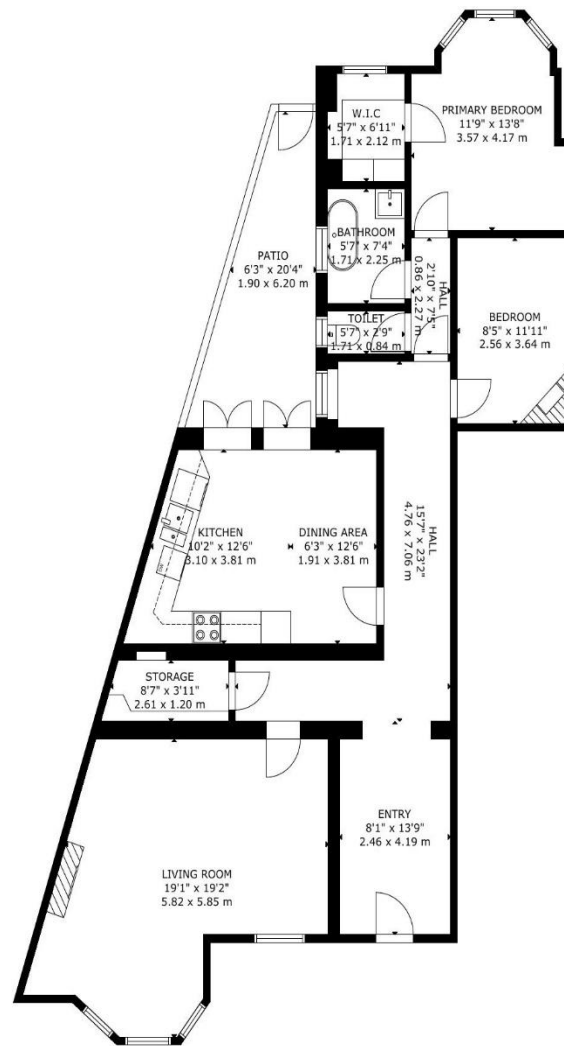
Council Tax: Haringey Band E

Approx. Floor Area: 1542 sqft (143.26 sqm)



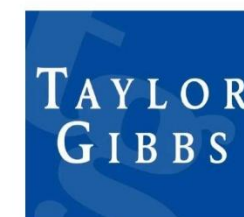
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GROSS INTERNAL AREA
TOTAL: 143 m²/1,542 sq ft
LOWER GROUND FLOOR: 143 m²/1,542 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE; ACTUAL MAY VARY

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		76
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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