



**TAYLOR GIBBS**

Residential Sales, Lettings & Management Agents

**North Hill, Highgate, N6**  
**Price £385 pw - To Let**

A unique studio/one bedroom apartment in High Point 1, one of the finest Modernist buildings in London designed by Berthold Lubetkin. Situated close to Highgate Village, this recent architect-designed conversion has been carried out to a very high standard. The accommodation comprises a reception room, fully equipped kitchen, separate sleeping/bedroom area, washer/dryer, shower room and built in wardrobe. High Point offers a resident building manager and concierge service, large landscaped communal gardens, heated outdoor swimming pool and two all-weather tennis courts. Further benefits include off street parking on a first come first served basis. The property is conveniently located only moments away from the restaurants, bars and cafes in Highgate Village and within close walking distance to Highgate Underground Station.

**Material Information:**

The property has gas heating provided by the buildings communal boiler system, and fibre broadband. The building is serviced by electricity and mains water and sewerage and mobile phone coverage is available. There is off street parking on a first come first served basis and street CPZ parking available with parking restrictions between 12pm - 2pm, Monday to Friday.

Please note that £385 per week is the equivalent of £1,668.33 per calendar month

Council Tax: Haringey Band C

Tenancy Term: 12 months

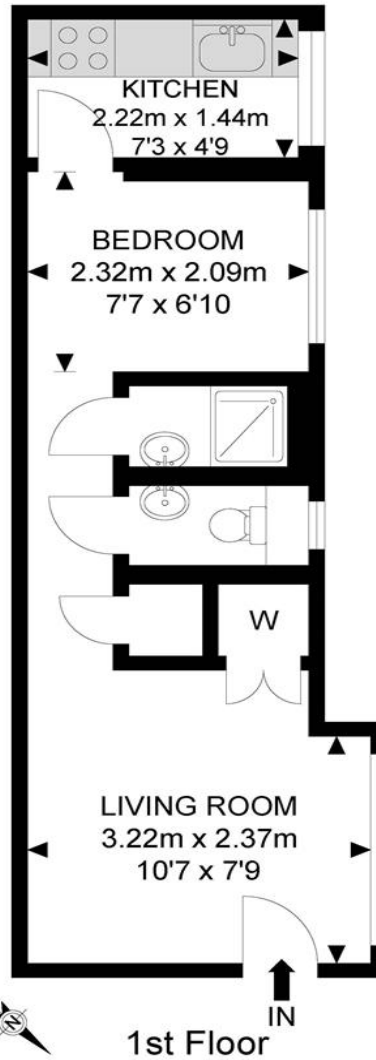
Approx. Floor Area: 269 sqft (25 sqm)



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# High Point



APPROX. GROSS INTERNAL FLOOR AREA 269.10 SQ FT / 25.00 SQM

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The service, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Photography and Floor Plan

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 Plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>	61	62	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	



