



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Hillside Gardens, Highgate N6
Price £650,000 - Share of Freehold

A two double bedroom split level raised ground floor period conversion situated only moments away from Highgate Underground Station. Boasting an array of period features including an original fireplace, bay window and sash windows, the accommodation comprises of a large south facing reception room, fully fitted kitchen, two double bedrooms and a modern shower room. Further benefits include double glazed sash windows, shutters and wooden floors throughout. Hillside Gardens is conveniently situated within close walking distance of the restaurants, cafes and bars of Highgate Village and within short walking distance of the leafy surroundings of Highgate Woods.

Council Tax: London Borough Of Haringey - Band D
Approx. Floor Area: 673 sqft (62.52 sqm)
Remaining Lease Term: 93 years
Annual Service Charge: £1,800 - Payable Yearly
Annual Ground Rent: £0

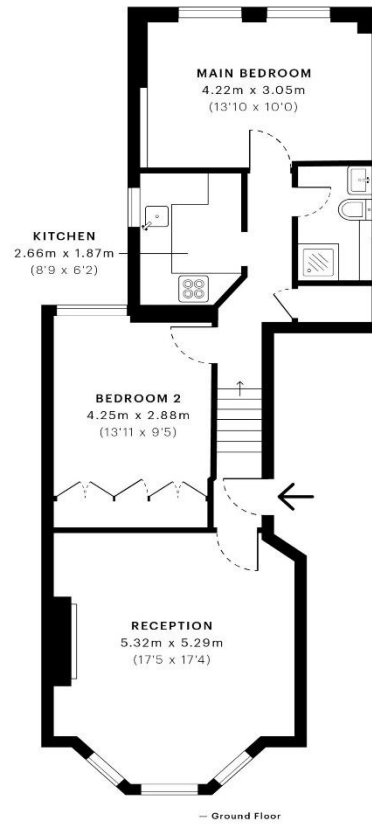


Hillside Gardens, N6

CAPTURE DATE 01/07/2021 LASER SCAN POINTS 2,094,463

GROSS INTERNAL AREA

62.54 sqm / 673.17 sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property.
62.54 sqm / 673.17 sqft

NET INTERNAL AREA (NIA)
Excludes walls, and external features
includes washrooms, restricted head height
58.80 sqm / 632.92 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas, etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
Limited use areas under 2.0m
0.00 sqm / 0.00 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 62.75 sqm / 675.44 sqft
IPMS 3C RESIDENTIAL 59.55 sqm / 640.99 sqft

SPEC ID: 60dc32f7a258980e36bd8b76



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