



# TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

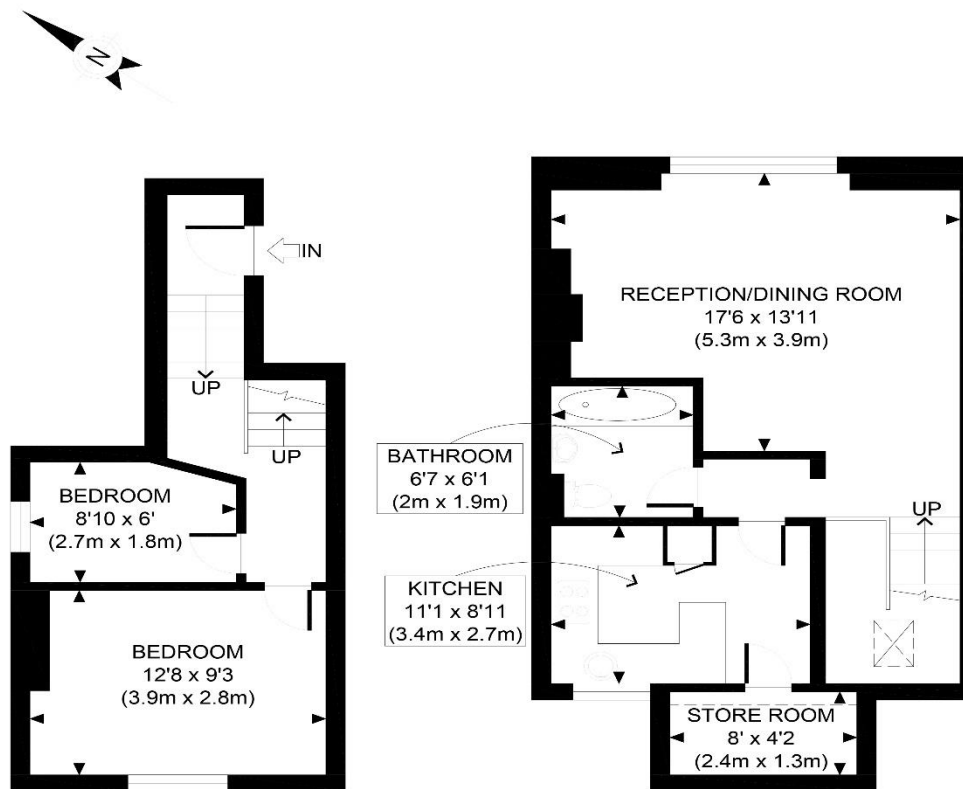
Milton Road, Highgate, N6  
Price £540,000 - Leasehold



A spacious two bedroom chain free apartment occupying the top floor of an Edwardian period conversion located in the popular Milton's area of Highgate within close walking distance to Highgate Underground Station. Flooded in natural light and maintained to an excellent standard throughout, the accommodation comprises a large reception room, a separate modern fully fitted kitchen, two bedrooms and bathroom. Further benefits include sash windows, a period fireplace and a large storage/loft area. The property is conveniently situated within walking distance to the amenities of both Highgate Village and Crouch End Broadway and only moments away from Parkland Walk.

Council Tax: London Borough of Haringey - Band D  
Approx. Floor Area: 739 sqft (68.66 sqm)  
Remaining Lease Term: 148 years  
Annual Service Charge: £1,000 approximately  
Annual Ground Rent: £100





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	61	67
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 255 SQ FT

SECOND FLOOR  
GROSS INTERNAL  
FLOOR AREA 484 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 739 SQ FT / 69 SQM

Ref:

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Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation



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