



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Milton Road, Highgate, N6
Price £575,000 - Share of Freehold

A two bedroom split level apartment occupying the first floor of an Edwardian period conversion located in the popular Milton's area of Highgate and within close walking distance to Highgate Underground Station. Flooded with natural light and benefiting from an array of period features and wooden floors throughout, the accommodation comprises a spacious reception room, separate kitchen, two bedrooms, and a bathroom. The property is conveniently located within walking distance to the multiple amenities of both Highgate Village and Crouch End Broadway and only moments away from Parkland Walk.

Material Information:

The property is held on a 999 year lease from the 25th December 1981 and the annual ground rent is peppercorn. The service charge is payable on an Ad Hoc basis and the building is self managed by the residents.

The property has gas central heating and ofcom confirms that Superfast broadband is available. The building is serviced by electricity, and mains water and sewerage. CPZ street parking is available. Mobile phone coverage is available in the property.

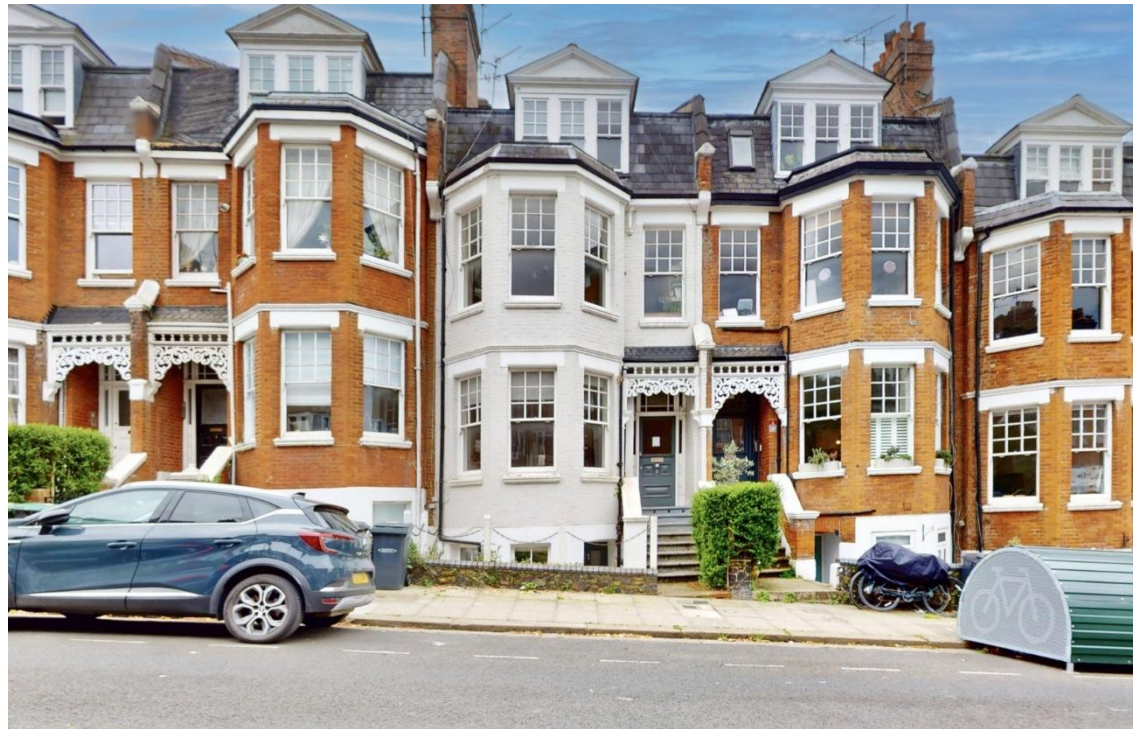
Council Tax: London Borough of Haringey - Band D

Approx. Floor Area: 620 sqft (57.6 sqm)

Remaining Lease Term: 954 years

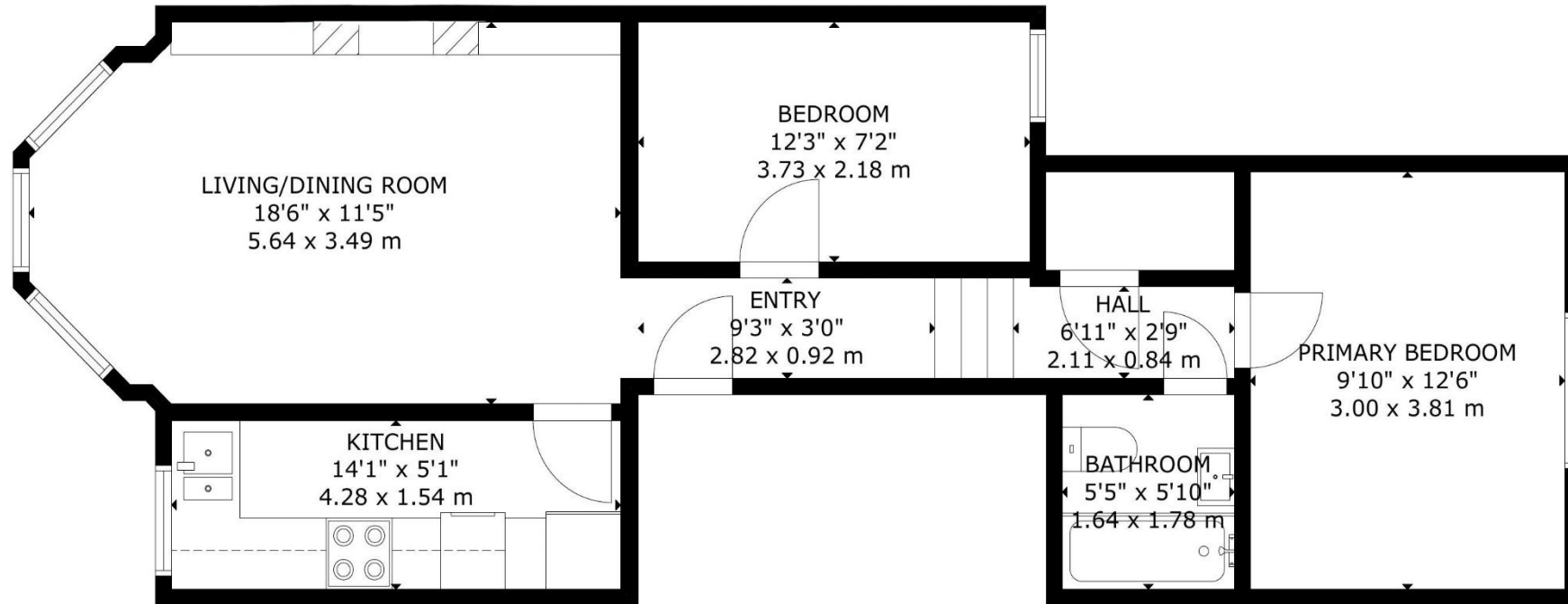
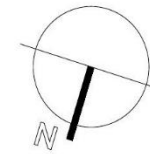
Annual Service Charge: Ad Hoc

Annual Ground Rent: Peppercorn



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GROSS INTERNAL AREA
 TOTAL: 58 m²/620 sq ft
 GROUND FLOOR: 58 m²/620 sq ft
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 Plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		72	80
EU Directive 2002/91/EC			



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