



A superb detached house with an abundance of lateral space

Stanhope Road, Highgate, London, N6

£3,500,000 Freehold





Lateral accommodation • Majority of floor area on the ground floor • Gated parking and double garage • large mature garden • Swimming pool

About this property

A fantastic detached family home, which is particularly wide and occupies a large plot, arranged over just two floors is offered for sale through Savills, Hampstead office. The property benefits from an indoor heated swimming pool (c.38ft), which faces and goes straight onto a large west facing garden. At the end of the garden there is a detached double garage, which is accessed by the road to the rear of the property.

The property, which extends to approx. 3,638 sq.ft, offers superb entertaining space and also provides an incoming purchaser the opportunity to refurbish and / or reconfigure should they desire. There is a fitted kitchen/breakfast room, a utility room and a gymnasium, all of which are located on the ground floor. The master suite consists of a double bedroom with en-suite bathroom and a spectacular south west facing roof terrace. There are four additional bedrooms, a family bathroom and a shower room. There is also a carriage driveway, set behind security gates, giving off street parking for 3-4 cars at the front of the house.



Local Information

The Village offers a delightful mixture of independent shops, pubs and cafes on its Georgian High Street behind which is the charming Pond Square, the venue for the popular Summer Fair. Also on the Square are the premises of two thriving local amenities, the Highgate Society and the Highgate Literary & Scientific Institution which incorporates a private subscription library, reading room and lecture hall. Both welcome new members. Highgate residents are spoilt for public open space with Highgate & Queen's Woods, Waterlow Park and Hampstead Heath. It is also well served for public transport with a Northern Line Underground station and direct bus routes to the City, West End, St Pancras International and Brent Cross Shopping Centre. In the centre of the Village are two highly regarded fee paying schools, Channing (girls) and Highgate (mixed) and school buses also serve Haberdasher's Aske's & North London Collegiate.

Tenure

Freehold

Local Authority

London Borough Of Haringey

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Hampstead Office.

Telephone:

+44 (0) 20 7472 5000.





Stanhope Road, Highgate, London, N6
Gross Internal Area 3638 sq ft, 338 m²

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Stanhope Road

Gross Internal Area(Approx)

House = 337.98 Sq m / 3638 Sq ft

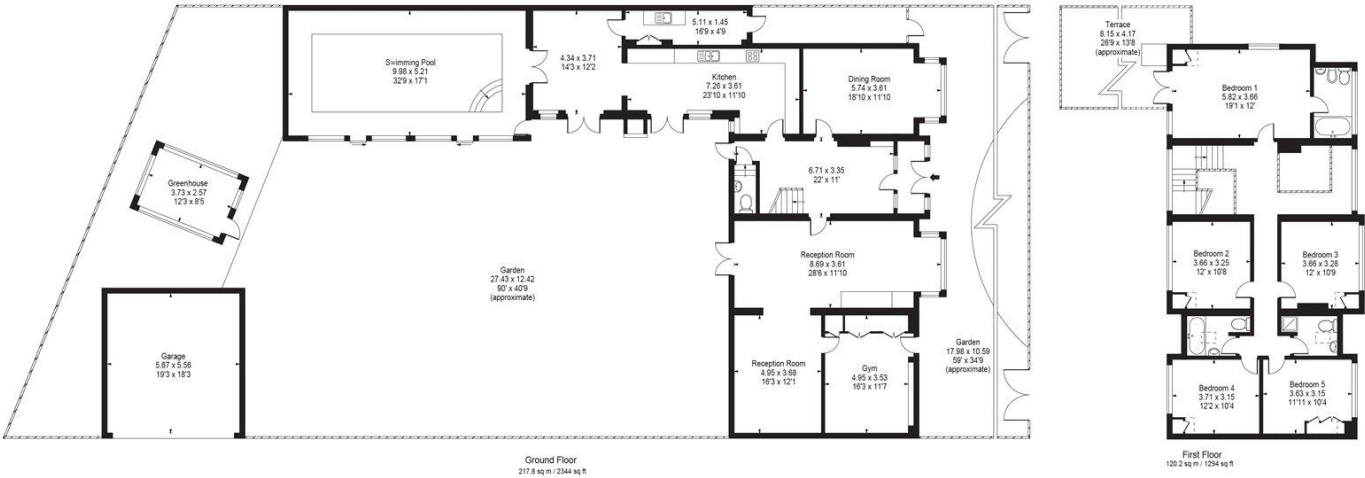
Garden House = 9.59 Sq m / 103 Sq ft


Garage = 32.64 Sq m / 351 Sq ft

Total = 380.16 Sq m / 4092 Sq ft

For Illustration Purposes Only - Not To Scale

Floorplan by Humble Spy Photography Ltd.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A	57	81
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC
		

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