

A beautifully refurbished two bedroom apartment.

Makepeace Mansions, Makepeace Avenue, Highgate, N6 6HB

2 2 1

Guide Price £715,000



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## About this property

The property features has a modern fitted kitchen with solid oak worktops and separate living space. The principal bedroom suite has an en suite and there is a generous second bedroom and bathroom. This beautifully refurbished, spacious and high-specification home is offered chain free

Sitting on Highgate's south-facing slopes, Holly Lodge Estate is surrounded by green spaces.

The expansive Hampstead Heath lies to the west, with Parliament Hill to the south, the famous Highgate Cemetery borders the Estate to the east and north and Highgate Golf Course, Highgate Wood and Queen's Woods lie just one mile beyond. In this enviable spot, Highgate is certainly one of London's quieter areas.

Highgate village is approximately half a mile away, with its delightful Georgian architecture, celebrated pubs, independent shops and irresistible eateries.





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## Plans

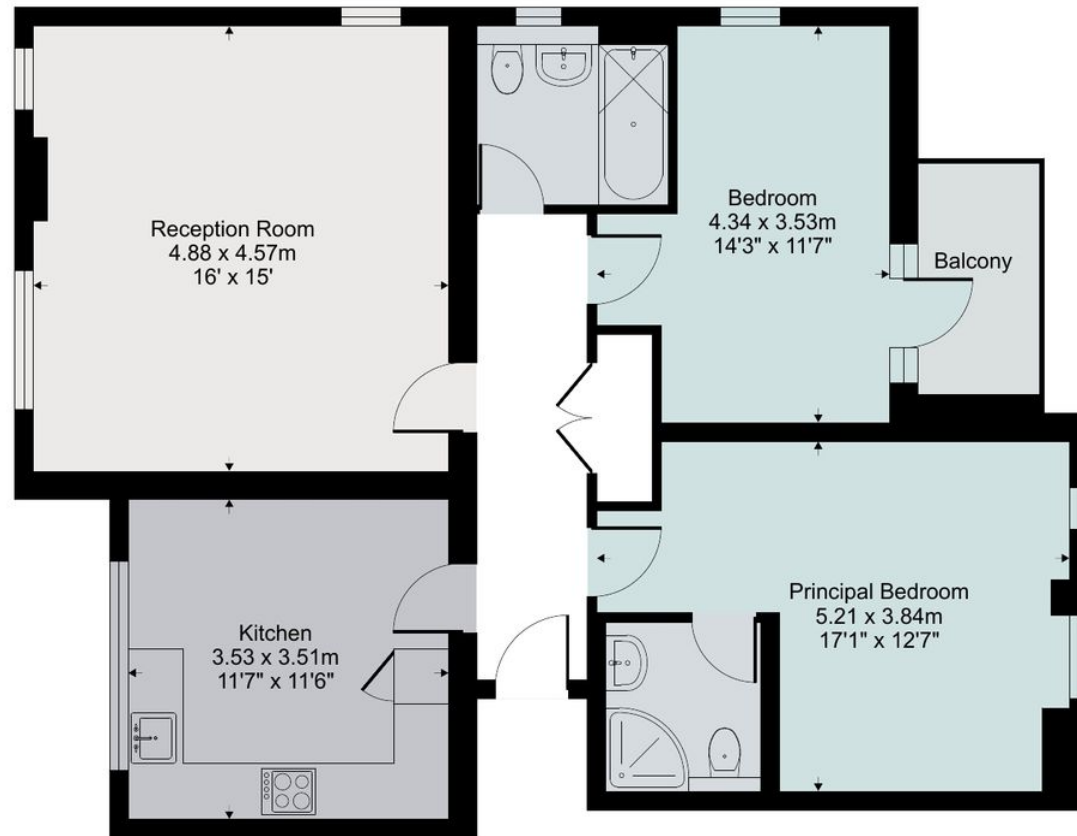
Approx. gross internal floor area

881 sq ft

### London, N6 6HB

Approximate Area = 881 sq ft / 81.8 sq m

For identification only - Not to scale



First floor



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2023. Produced for Savills (UK) Limited. REF: 945667

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## Key Information

### Local Authority

London Borough Of Camden

### Council Tax

Band = D

### Tenure

Leasehold (Lease Expiry 05/09/2114)

### Ground Rent

TBC

### Service Charge

£459 per Month

### Services

### EPC




EPC Rating = B

PROPERTY

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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## Enquire



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## More Information



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