



**DAYMORRIS**  
ESTATE AGENTS  
EXPERIENCE THE DIFFERENCE

**Day Morris Estate Agents**  
61 Highgate High Street, Highgate, London, N6 5JY

**Tel:** 0208 348 8131

**Email:** [highgate@daymorris.co.uk](mailto:highgate@daymorris.co.uk)

**[www.daymorris.co.uk](http://www.daymorris.co.uk)**

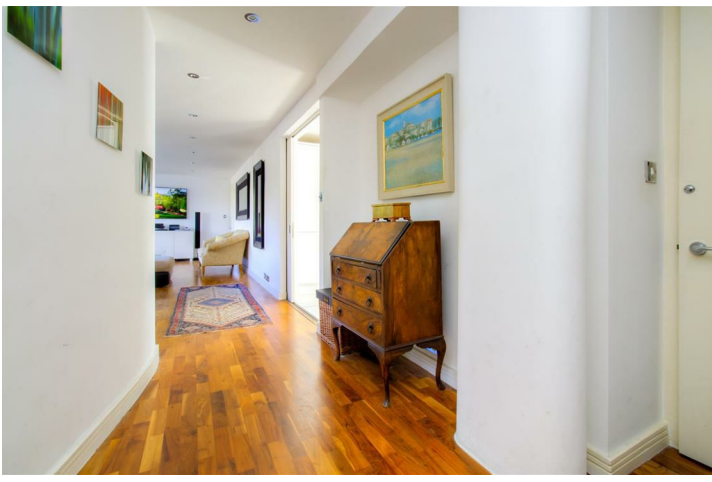


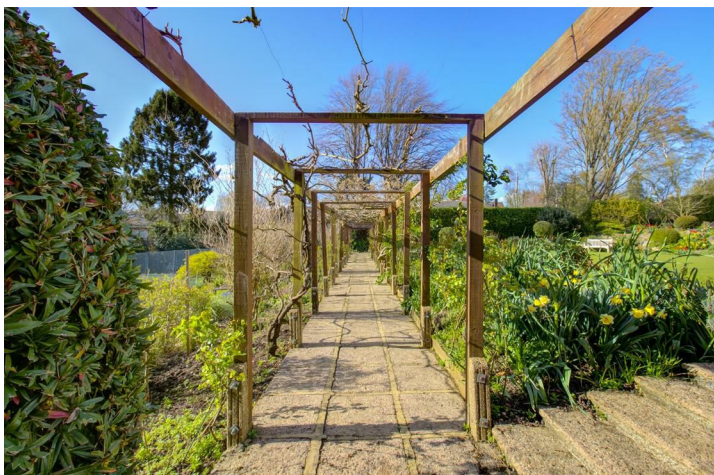
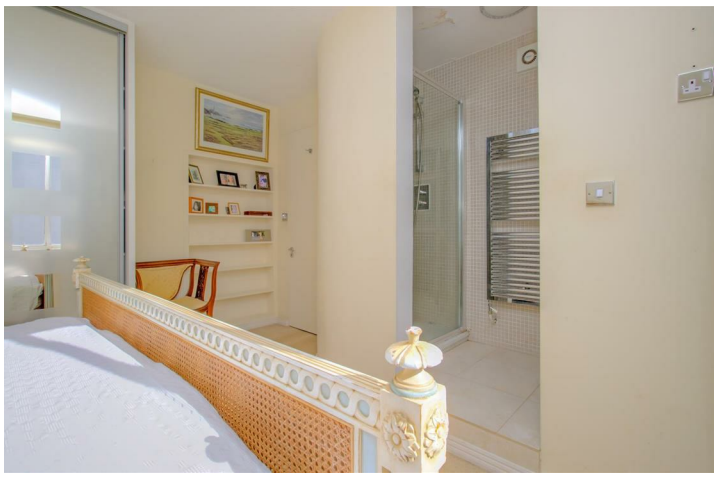
## **North Hill, Highgate, N6 4BA**

**£995,000**

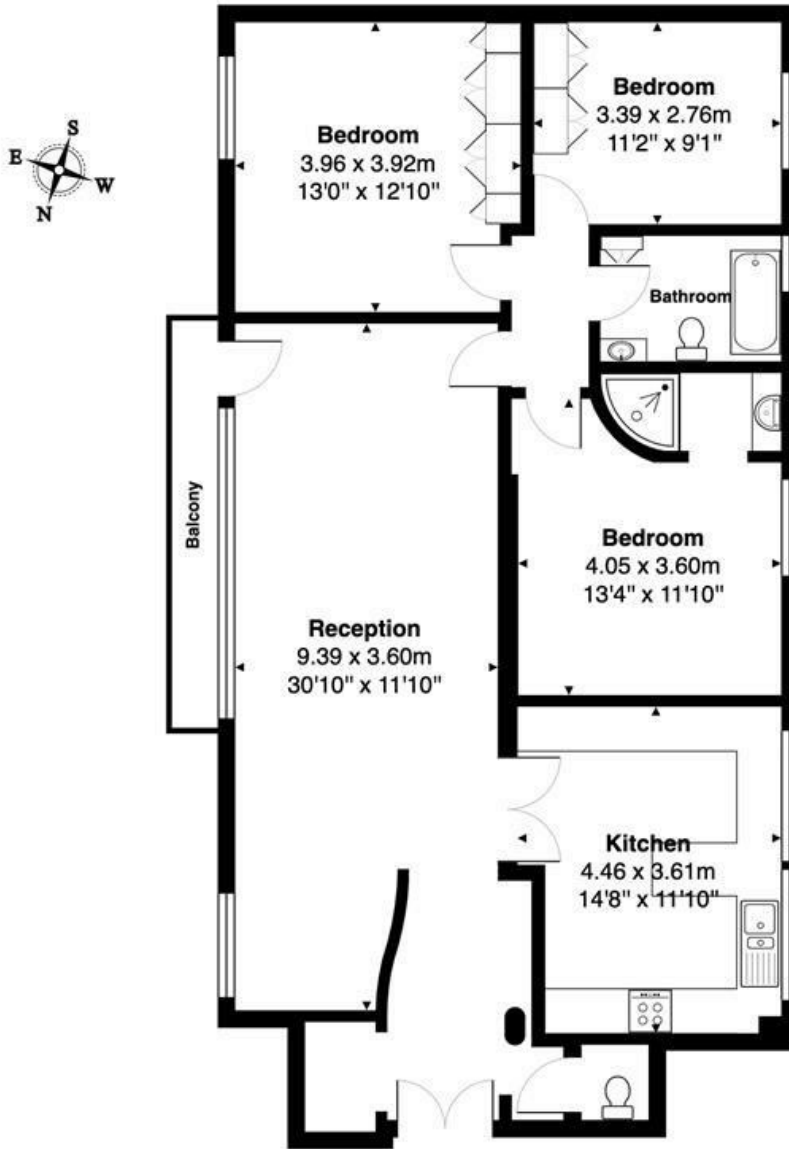
A rare opportunity to purchase a 3 Bedroom flat in this Iconic 1930's Grade I listed block. The spacious, well planned accommodation is both light and airy and enjoys fabulous views. Situated just a short stroll from Highgate Village and the Heath, the block features magnificent, beautifully landscaped gardens with tennis courts a swimming pool. The flat also benefits from easy access to a large communal roof terrace with commanding, panoramic views over London and beyond.

\* Principal Bedroom \* En Suite Shower \* 2 Further Bedrooms \* Bathroom \* Large Reception Room \* Kitchen/ Breakfast Room \* Guest WC \* Balcony \* Large Communal Gardens \* Communal Roof Terrace \* Porter \* Lift \* 2 Tennis Courts \* Outdoor Heated Swimming Pool \* Council Tax Band G \*





High Point, North Hill, LONDON, N6 4BA



5th Floor

Total Area: 108.8 m<sup>2</sup> ... 1171 ft<sup>2</sup> (excluding balcony)

All measurements are approximate and for display purposes only.

These details are subject to contract

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(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			
		56	79
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(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 environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	