

Hill Crescent, Totteridge, N20 8HD

£1,495,000 Freehold Council Tax Band F

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Real Estates are delighted to offer for sale this rarely available three bedroom detached family home, occupying a wider-than-average plot in this highly sought-after location, within easy reach of Totteridge & Whetstone Northern Line Underground station and the amenities of Whetstone High Road.

Offering an excellent opportunity to create a superb family home, the property provides significant potential to extend and remodel, subject to the usual planning consents. The ground floor comprises a welcoming reception hall, two well-proportioned reception rooms, kitchen, cloakroom and separate utility room. Upstairs are three bedrooms and a family bathroom, while the extensive loft area offers further potential for development.

Externally, the property benefits from a particularly impressive south-facing rear garden measuring in excess of 140 ft in depth and approximately 50 ft wide, providing an exceptional outdoor space with considerable scope. Off-street parking is also provided to the front.

Hill Crescent is a highly desirable residential road, with Totteridge & Whetstone Underground station less than ten minutes' walk away. Whetstone High Road is also within easy reach, offering an excellent selection of shops, cafés and restaurants, including Marks & Spencer and Waitrose. Totteridge Tennis Club, South Herts Golf Club and Totteridge Millhillians Cricket Club are all within walking distance, alongside extensive open countryside and scenic walking routes.

Please contact our Totteridge office for further information or to arrange a viewing.

Sole Agent.



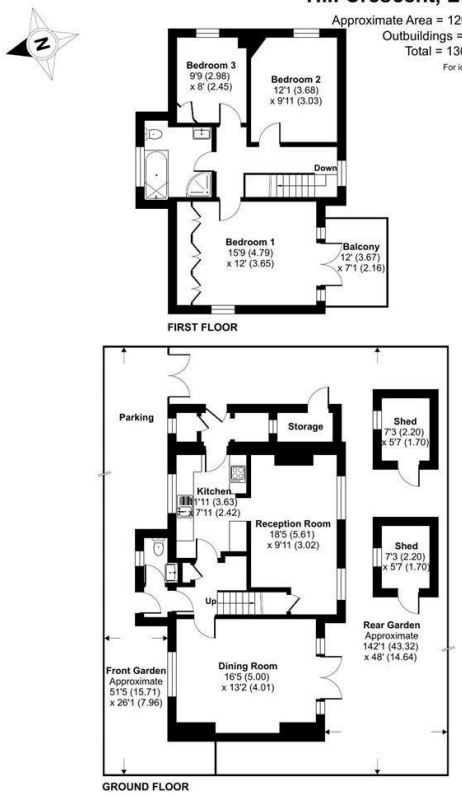




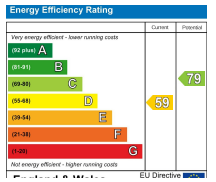


Hill Crescent, London, N20

Approximate Area = 1208 sq ft / 112.2 sq m
Outbuildings = 101 sq ft / 9.3 sq m
Total = 1309 sq ft / 121.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Real Estates. REF: 1442675















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