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Our local knowledge, competitive rates and honest attitude are the reasons so many people choose us over a corporate chain. But don't take our word for it, read what they have to say at philipalexander.net/reviews

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Call **020 8342 9444** to speak to one of our friendly team.

*trustworthy
faultless service
straightforward
honest a breath of
professional fresh air
accessible
friendly dependable
responsive
transparent*

Quotes taken from independent
Google reviews 2006 to 2016

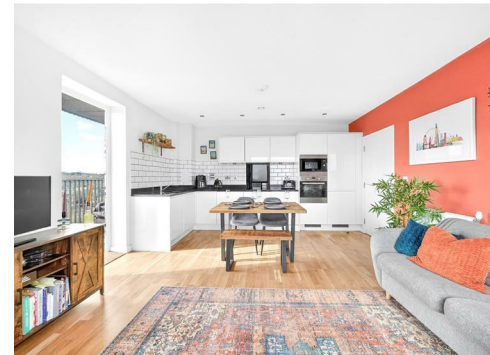


PhilipAlexander Estate Agents
52 High Street, Hornsey
London N8 7NX

philipalexander
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020 8342 9444
www.philipalexander.net

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Hampden Road, London N8

£565,000 FOR SALE

Apartment - Purpose Built

2 1 2



Hampden Road, London N8

£565,000

Description

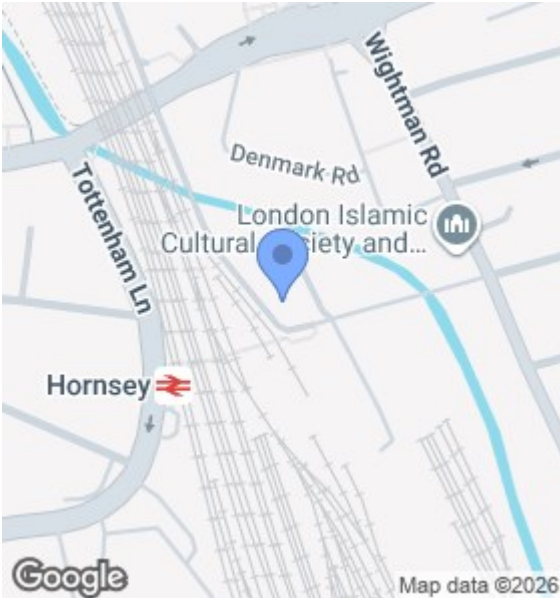
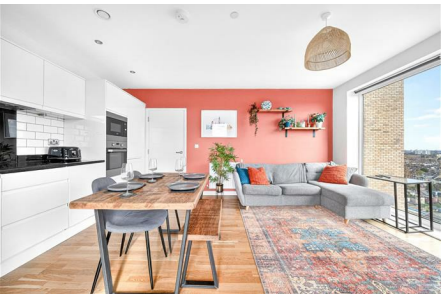
Discover elevated living in this beautifully presented top-floor apartment set within the highly sought-after Altitude Point development in the heart of Hornsey. Offered chain free and complete with allocated parking, this home combines modern comfort with exceptional convenience.

Step inside to a bright, well-designed living space with contemporary finishes throughout. The open-plan kitchen and reception area flow seamlessly onto the balcony — the perfect spot for morning coffee or evening sunsets overlooking one of London's most iconic landmarks.

The development itself is known for its modern architecture, secure entry, and well-maintained communal areas, making it a favourite among professionals and first-time buyers.

Key Features

Tenure	Leasehold
Lease Expires	to be confirmed
Ground Rent	to be confirmed
Service Charge	to be confirmed
Local Authority	D
Council Tax	

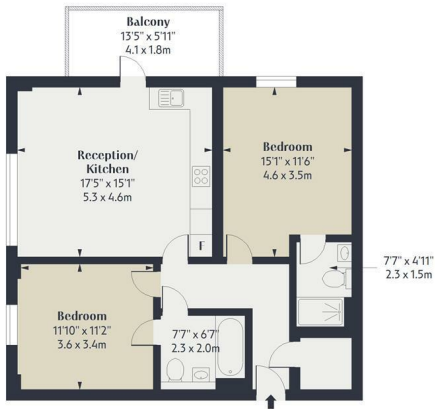


Floorplan

Altitude Point N8

Approx. Gross Internal Area 770 Sq Ft - 71.53 Sq M
Approx. Gross Balcony Area 79 Sq Ft - 7.34 Sq M

Philip
Alexander



Twelfth Floor

Floor Area 770 Sq Ft - 71.53 Sq M

Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

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EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(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 & Wales	EU Directive 2002/91/EC	

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.