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## **The Grove Highgate N6**

A spacious luxury three bedroom Georgian maisonette in one of Highgate's most desirable locations. This beautifully redesigned high specification property offers in excess of 2254 sq ft ideal for family living and entertaining.

The apartment features a stunning reception room, kitchen/dining room with impressive high ceilings, modern master bedroom suite with roll top bathtub and dressing room, a further bedroom with en-suite, study/ third bedroom, wet room, off-street parking and charming patio garden to the front.

This home is situated in the very heart of Highgate village, moments from the many charming boutiques and shops, yet set in a quiet leafy sought-after location.

EPC Rating: E

**£2,000 Per Week**

**SOLE AGENT**













# THE GROVE



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

⊗ REDUCED HEADROOM BELOW 1.5 M / 5'0"

APPROXIMATE GROSS INTERNAL AREA  
 LOWER GROUND FLOOR (EXCLUDING REDUCED HEADROOM) = 43 SQ. FT. (4 SQ. M.)  
 GROUND FLOOR = 308 SQ. FT. (27 SQ. M.)  
 FIRST FLOOR = 969 SQ. FT. (90 SQ. M.)  
 SECOND FLOOR = 839 SQ. FT. (78 SQ. M.)  
 REDUCED HEADROOM = 5 SQ. FT. (0.49 SQ. M.)  
 TOTAL = 2254 SQ. FT. (209 SQ. M.)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them. Please be advised that Hamptons International / our agents have not seen or reviewed any building regulations or planning permission in relation to works carried out to the property. (ID74350)