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| APPROX. GROSS INTERNAL FLOOR AREA WITH EAVES STORAGE 2634 SQ FT / 245 SQM | Hillway N6 |
| APPROX. GROSS INTERNAL FLOOR AREA WITHOUT EAVES STORAGE 2435 SQ FT / 226 SQM | date 03/09/20 |
| Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation | photoplan |

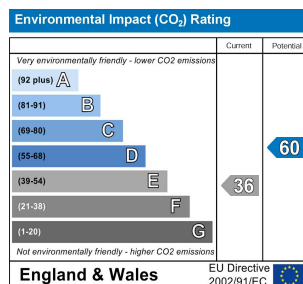
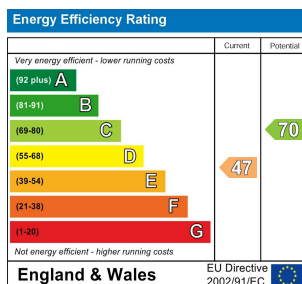


Hillway N6 6QD Freehold £2,395,000

A FAMILY HOUSE OF SOME 2435 sq ft - 226.5 sq m. An extended and well presented five bedroom semi detached corner home on the private Holly Lodge Estate and situated within moments of The Heath, various shops, cafes and eateries along Swains Lane.

This spacious and bright home features a 32' max x 24' max 'L' shaped kitchen/diner/family room, plus an additional 20' reception room, a master bedroom with en suite shower room, four further bedrooms including a 23' loft conversion, family bathroom, guest cloakroom and a landscaped rear garden with off street parking for one/two cars.

The house also features under floor heating, part wood flooring, part air conditioning and some fitted wardrobes.



Service: It is not our company policy to test services and domestic appliances so we cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. These particulars are offered on the understanding that all negotiations are conducted through this company. Neither these particulars nor oral representation form part of any offer or contract and their accuracy cannot be guaranteed.

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