



Highview Avenue, HA8

£1,100,000 *Freehold*



FREEHOLD | DETACHED | CHAIN FREE | FULLY REFURBISHED

A substantially refurbished four-bedroom detached property, finished to a high specification and thoughtfully designed for modern family living.

Ideally located just 0.9 miles from Edgware Station (Northern Line) and 1.2 miles to Mill Hill Broadway station, (overground).

KEY FEATURES

- The comprehensive reconstruction and high-quality finish
- Block-and-beam flooring rather than standard timber floor joists
- Underfloor heating and enhanced insulation
- Three bathrooms, including two en-suites, plus a separate guest WC
- The flexible ground-floor guest bedroom with en-suite
- Front and landscaped rear gardens
- Private driveway
- Chain-free and ready-to-move-into condition"



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020 8349 3388 | finchley@winkworth.co.uk

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The property has undergone an extensive programme of redevelopment, including structural enhancements and engineered extension works, resulting in a robust durable build and high quality build.

The ground floor offers a spacious entrance hallway leading into a bright open-plan living and dining area with direct access to the rear garden. A contemporary fitted kitchen with separate utility room complements the space. A ground floor bedroom with en-suite provides flexibility for guests or family use, along with a separate WC.

Upstairs, the principal bedroom features an en-suite, alongside two further well-proportioned bedrooms and a modern family bathroom. One bedroom also benefits from a private balcony.

The home further benefits from ground floor underfloor heating and enhanced insulation throughout, providing improved comfort and energy efficiency.



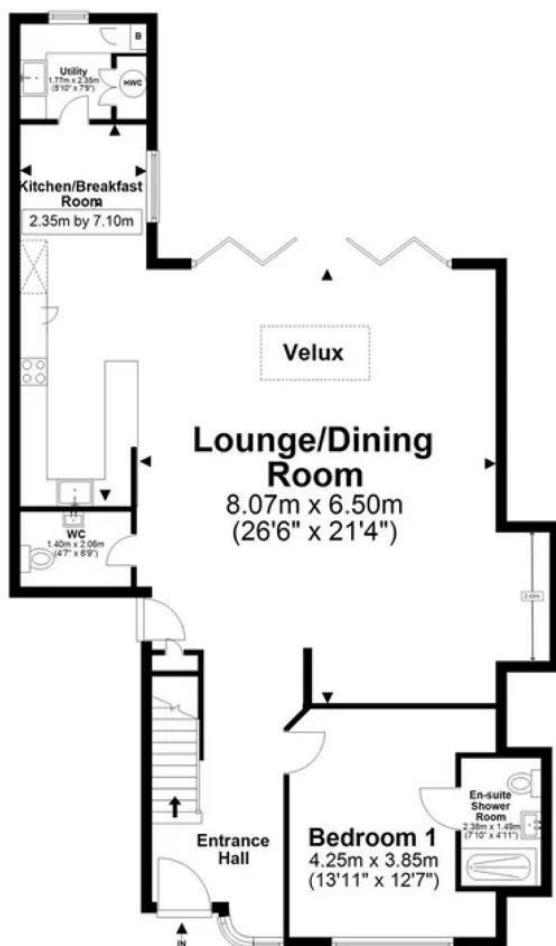


MATERIAL INFO

Tenure: Freehold
EPC rating: C

Ground Floor

Approx. 108.3 sq. metres (1165.9 sq. feet)

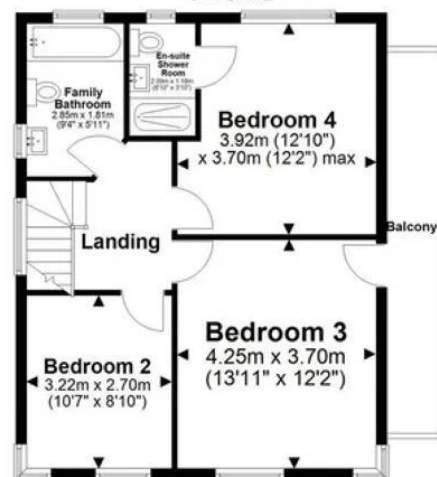


Total area: approx. 162.1 sq. metres (1745.1 sq. feet)

All images used are for illustrative purposes only. Floor plan are intended to give a general indication of proposed layout only. All images and dimensions do not form of any contract or warranty. Plan produced using PlanUp.

First Floor

Approx. 53.8 sq. metres (579.1 sq. feet) (excluding Balcony)



For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/FIN260369>

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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