

Hamptons

INTERNATIONAL



16A The Bishops Avenue, London, N2

6  4  3 

GUIDE PRICE

£4,500,000

(£4,500,000)

Property details



Key features

- Gated Residence
- 6500 Sq Ft
- Indoor Pool
- Gym
- Grand Entertaining
- Mature Gardens
- Multiple Receptions
- Principal Suite
- Family Living
- Air-conditioned

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Description

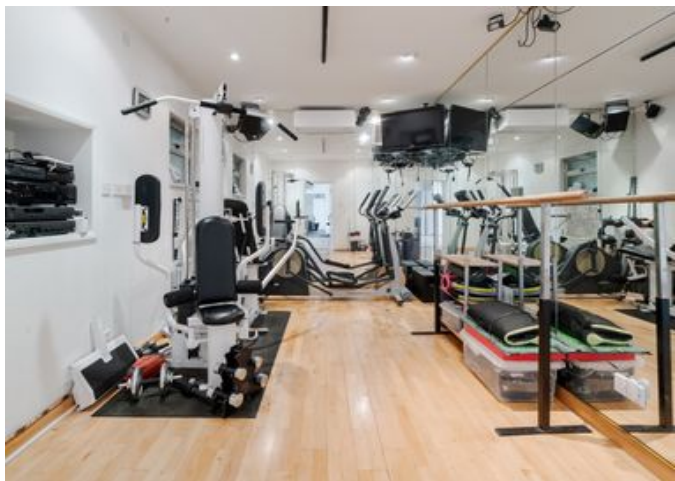
A rare opportunity to acquire a detached family residence extending to approximately 6,500 sq ft, desirably located along one of London's most prestigious and internationally recognised addresses, The Bishops Avenue. Set behind private gates and approached via a sweeping driveway, this remarkable home offers an outstanding balance of grand entertaining space, luxurious leisure facilities and beautifully landscaped gardens approaching three quarters of an acre, creating a lifestyle opportunity seldom available within North West London. The house has been thoughtfully designed to provide an abundance of natural light throughout, with a seamless connection of living areas and the stunning rear garden. The ground floor has been expertly arranged for both family living and entertaining, centered around a series of impressive reception rooms, formal dining space and a substantial kitchen/breakfast room overlooking the grounds. Large expanses of glazing draw the outside in and create a wonderful sense of openness. The indoor pool and gymnasium offer exceptional space for relaxation, fitness and entertaining all year round. The bedroom accommodation is equally impressive, with a superb principal suite enjoying extensive dressing facilities, luxurious bathroom accommodation and elevated views across the gardens. The remaining bedrooms are all generously proportioned and provide excellent flexibility for family living and guest accommodation alike. Externally, the mature gardens provide an exceptional degree of privacy and tranquility, creating a peaceful setting that feels a world away from Central London despite being within easy reach of Hampstead, Highgate and the West End. Situation The Bishops Avenue - 'Billionaires Row' - remains one of London's most sought-after residential addresses, renowned globally for its exclusivity and collection of landmark homes. Perfectly positioned between Hampstead Heath and Kenwood, whilst offering excellent access to Highgate, Hampstead Village and Central London Property Ref Number: HAM-65255



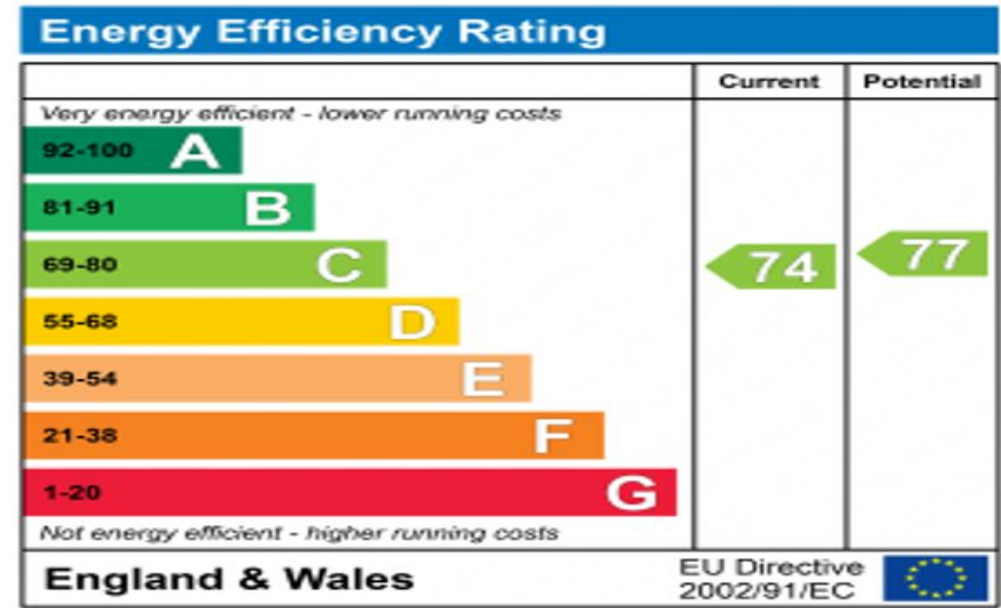










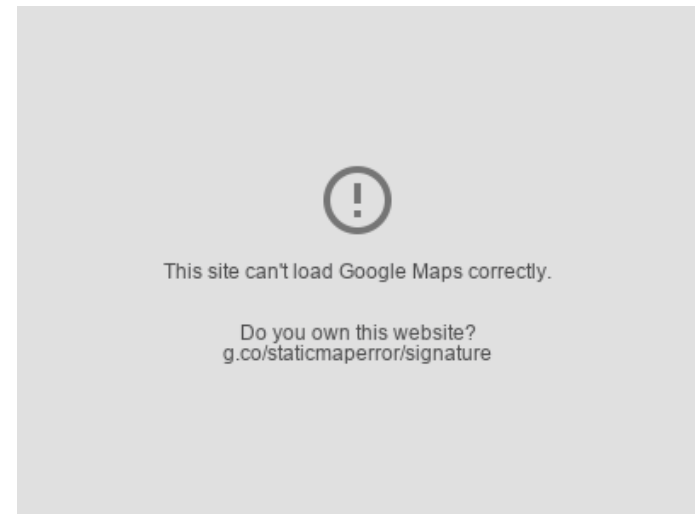


Floor plan

Approximate gross internal area
(excluding reduced headroom)
Lower Ground floor = 565 sq. ft. (52.5 sq. m.)
Ground floor = 2775 sq. ft. (257.0 sq. m.)
First floor = 1775 sq. ft. (164.9 sq. m.)
Lofts = 742 sq. ft. (68.9 sq. m.)
Reduced headroom = 690 sq. ft. (64.1 sq. m.)
Total = 6547 sq. ft. (608.2 sq. m.)
(Including Garage / Excluding V&G)



Location



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