



Harmsworth Way, Totteridge, N20 8JT

Asking Price £3,650,000 Freehold Council Tax Band H

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Real Estates are delighted to offer for sale this refurbished and well presented 6 bedroom detached family residence with the benefit of a SOUTH FACING rear garden and outbuilding currently used as a HOME GYM with shower room and wc.

The property is situated in a sought after location in the heart of Totteridge, within walking distance of Totteridge & Whetstone Northern Line Station, as well as the multiple shops and restaurants at Whetstone High Road.

The superb accommodation, with control 4 smart home system is arranged over 3 floors, includes 3 reception rooms, fully equipped kitchen, garage, guest cloakroom, master bedroom suite, 2 guest suites, 2 further bedrooms and family bathroom. To the top floor there is a further bedroom with en-suite, and a cinema room. Large driveway providing off street parking for several cars. Further benefits include underfloor heating to all bathrooms, air conditioning in kitchen, 2 bedroom suites and the top floor.

Please contact our Totteridge office for further information or to arrange a viewing.











## Harmsworth Way, London, N20

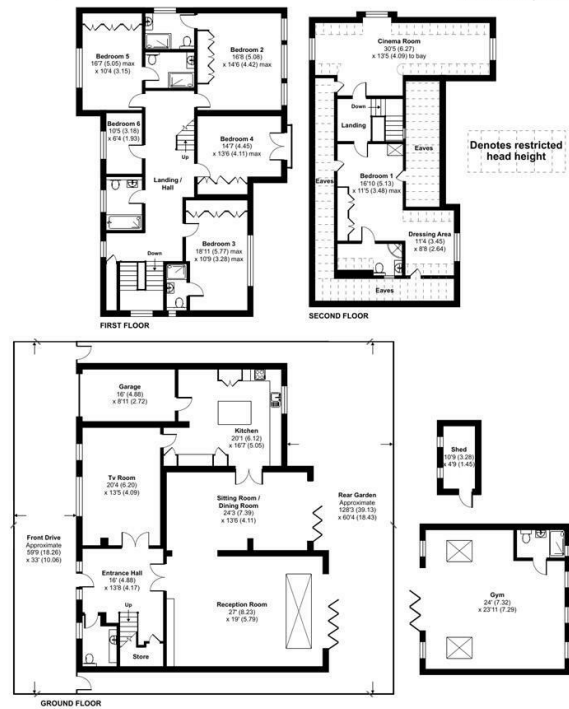
Approximate Area = 4060 sq ft / 377.2 sq m (includes garage)

Limited Use Area(s) = 528 sq ft / 49 sq m

Gym / Shed = 628 sq ft / 58.3 sq m

Total = 5216 sq ft / 484.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Real Estates. REF: 1266205

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	92-100		
B	81-91		
C	69-80	72	81
D	55-68		
E	39-54		
F	21-38		
G	1-20		
Not energy efficient - higher running costs			
EU Directive			



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