



The Ridgeway, Mill Hill, NW7 1RP
Guide Price £1,268,000 Freehold Council Tax Band G

REAL ESTATES
Est. 1981

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Real Estates are delighted to offer for sale this character 6 BEDROOM DETACHED FAMILY HOME situated in the sought after Mill Hill Village, affording stunning views over Totteridge Valley to the rear.

The well presented accommodation, which is arranged over 3 floors, comprises a front aspect reception room, modern fitted kitchen with integrated appliances, open to a conservatory giving access to the rear garden, 2nd reception room, guest cloakroom and integral garage to the ground floor. The 1st floor provides 5 bedrooms and a family bathroom/wc and a further bedroom with walk-in wardrobe is located on the 2nd floor.

Externally, there is a paved patio with steps leading down to the nicely maintained garden, which is mainly laid to lawn with well stocked flower borders and mature trees. Decking area with a summerhouse is located at the end of the garden. To the front there is a driveway providing off street parking for several cars.





The Ridgeway, London, NW7

Approximate Area = 1911 sq ft / 177.5 sq m

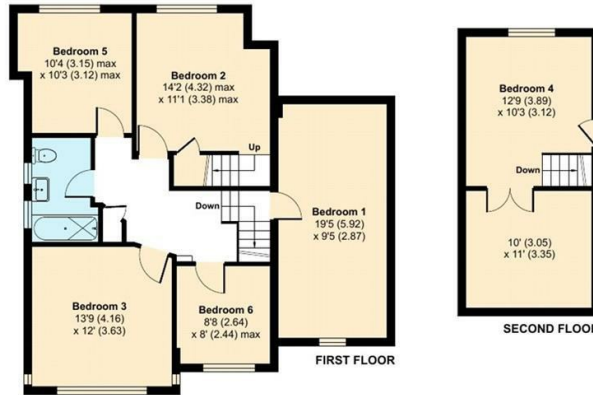
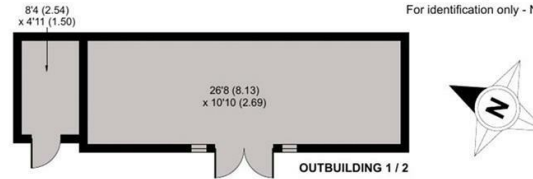
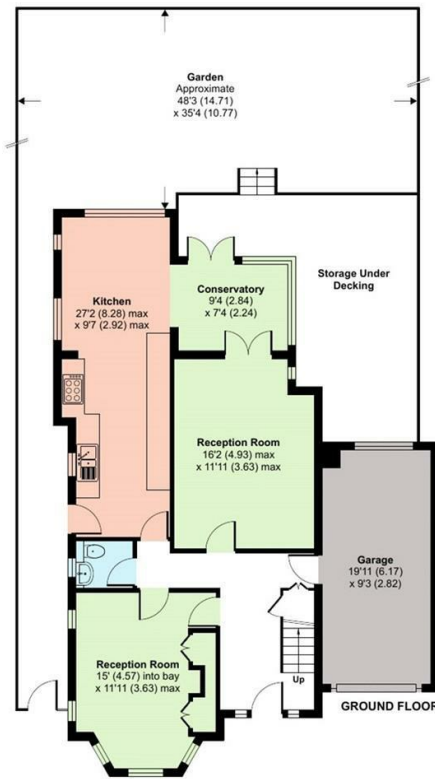
Garage = 184 sq ft / 17 sq m

Outbuilding = 275 sq ft / 25.5 sq m

Total = 2370 sq ft / 220 sq m

For identification only - Not to scale

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (92-100)		73
B (81-91)		
C (69-80)		
D (55-68)		51
E (49-54)		
F (39-48)		
G (31-38)		
Not energy efficient - higher running costs		
EU Directive		



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©n/checon 2023. Produced for Stations. REF: 970047

