



## **Bloomfield Court, Bloomfield Road, Highgate, N6**

### **Weekly Rental Of £425**

 **litchfields**

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offices also in hampstead garden suburb

**A stunning & contemporary one double bed flat on the first floor of this small 1930s purpose built block in Highgate Village. This luxury apartment features engineered oak parquet flooring, a beautifully designed kitchen with quartz worktops, ceramic floor tiles and integrated appliances and a stylish bathroom with industrial brick style tiles echoing the art-deco period of the block. The finishing throughout is to the highest standard with great attention to detail including refinished door and window furniture, original refinished doors, door frames and picture rails. Further benefits include built-in storage, resident caretaker, and a fire escape balcony which leads down to an allotment style communal garden. This immaculate flat is within 200 yards of Highgate High Street, Tube and Woods. Part Furnished. Available 3<sup>rd</sup> week of August 2024.**

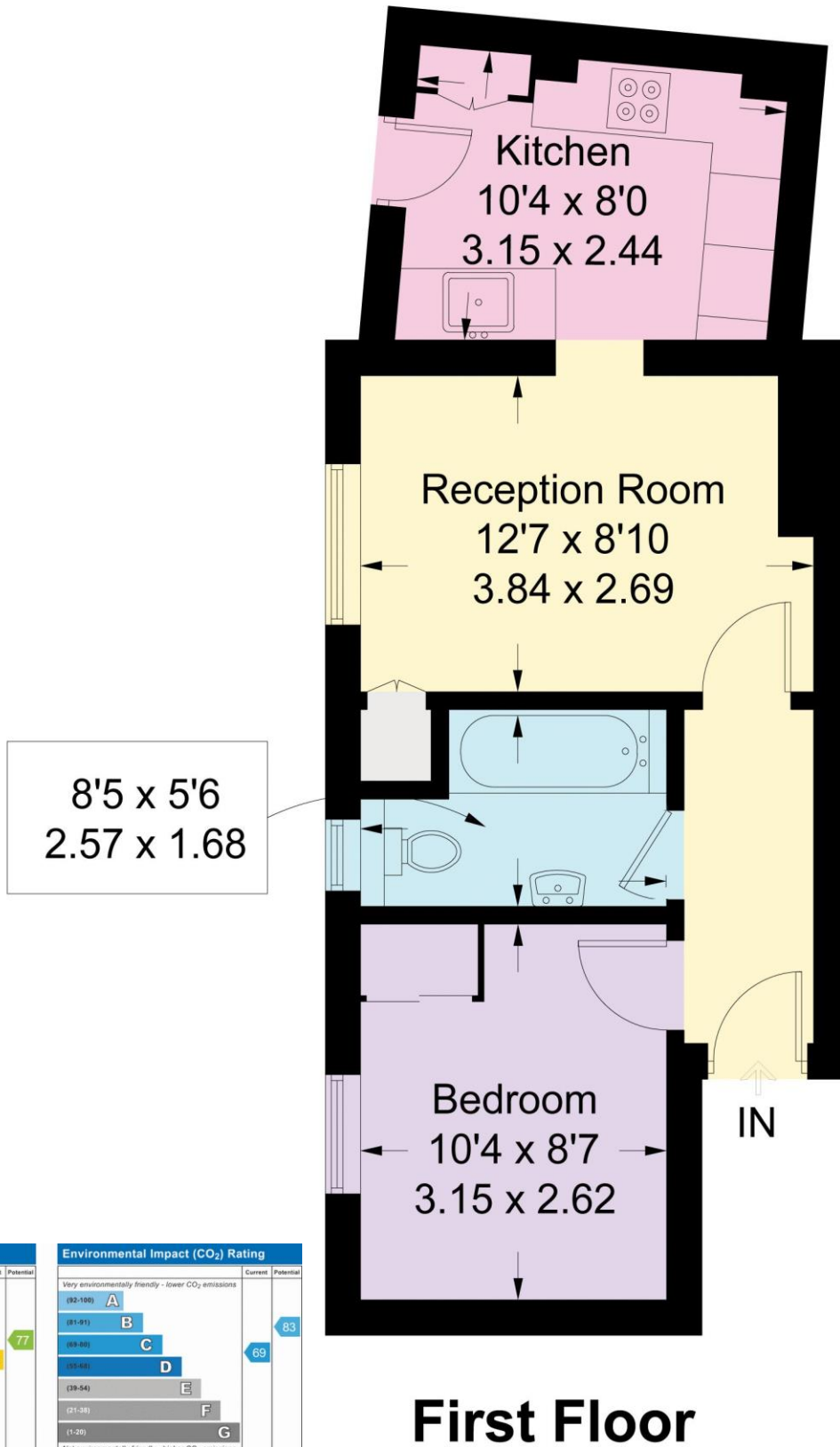


**One Bedroom Flat | Village location | First floor in a small purpose built block | Fully fitted bespoke kitchen | Stylish new art deco style bathroom | Cleverly designed to maximise storage | Communal Courtyard Garden | Resident Caretaker | Great Location for Highgate Village, Tube Station & Woods | Part Furnished | Available 3<sup>rd</sup> week of August**



# Bloomfield Court

Approximate Gross Internal Area = 398 sq ft / 37 sq m



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-100) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
66	77
EU Directive 2002/91/EC	
England, Scotland & Wales	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92-100) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
69	83
EU Directive 2002/91/EC	
England, Scotland & Wales	

## First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. (ID198972)