



**6 Parkside, NW7 2LH**

**£3,500,000**

**richard  
james**

ESTATE AGENTS

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## Property Description

A stunning newly built detached house finished to a very high standard and commanding a wide plot on one of Mill Hill's most sought after roads within approximately 3/4 of a mile of Mill Hill Broadway and within the confines of the new Eruv (not yet built).

Arranged over 3 floors the accommodation is spread over 10,000 sq ft and includes vast Principal Bedroom suite on the top floor with Dressing room/Bedroom 8 and en-suite Bathroom complete with television and Steam/shower.


There are Six/Seven further Bedrooms, Seven further Bathrooms (6 en-suite), staff annex with separate entrance and exceptional ground floor accommodation with 11'5 (3.5m) high ceilings in all rooms.

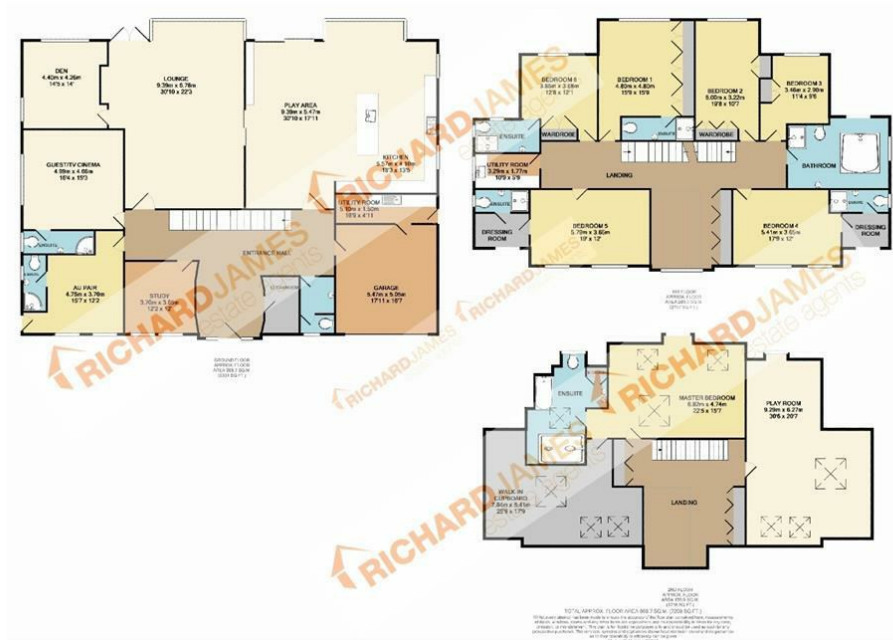
The house features a breathtaking triple height vaulted entrance hall, indoor swimming pool complex, underfloor heating, air conditioned rooms, integral garaging, two utility rooms and west facing garden backing onto Mill Hill Park giving exceptional

## Key Features

## Important Information

- **Price:** £3,500,000
- **Tenure:** Freehold
- **Council Tax Band:** H
- **EPC:**
- **Locaton:** Mill Hill

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



As agents we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for the purpose. As a buyer you are advised to obtain verification from your Solicitor/Conveyancer or Surveyor, if there are any points of particular importance to you. Reference to the tenure of the property is based on information given to us by the seller, as we will not have had sight of the title documents. You are advised to obtain verification from your Solicitor/Conveyancer. Before viewing a property, do please check with us as to its availability, and also request clarification or information on any points of particular interest to you, to save you any possible wasted journeys. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate; all dimensions include wardrobe space where applicable. While we believe that the area of the property has been accurately calculated, any prospective buyer who considers this feature to be particularly important is strongly recommended to have the site measurements checked by their own surveyor before submitting an offer to purchase.

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