



Frankum Mews

Kaye House
HARINGEY N22

Rare Residential Investment Opportunity - Block Of 8 New Build Apartments



Typical 2-bed apartment

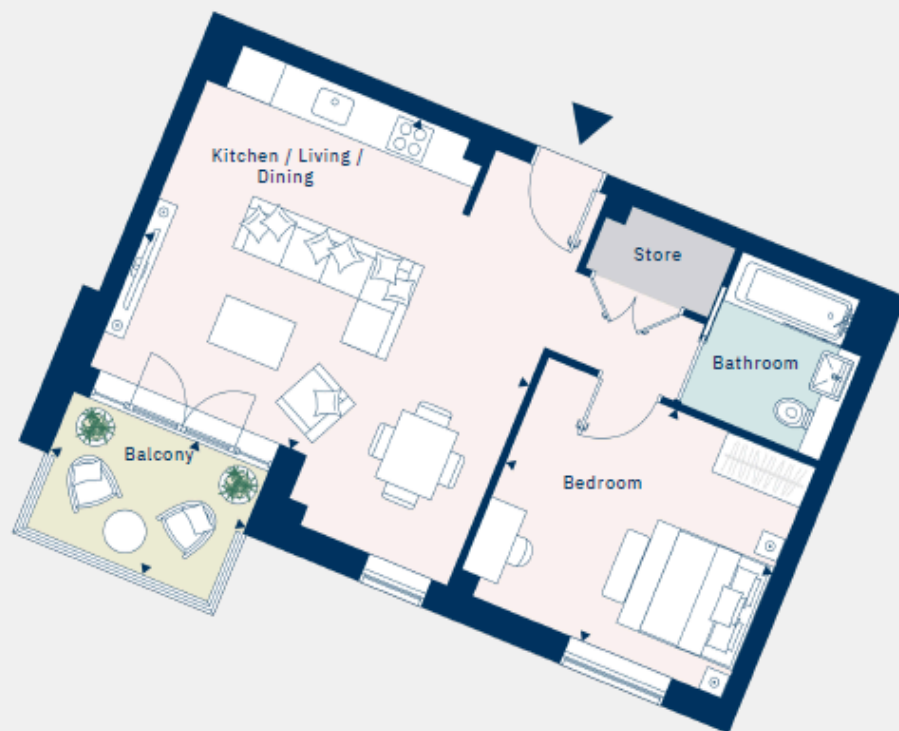
71.2 sq m / 766 sq ft



- Rare Investment Opportunity for 8 New Build Apartments with off street parking.
- Located within the award-winning Frankum Mews development in Haringey.
- Estimated rental value of £221,000 per annum with a G.I.Y. of 7%.
- Modern, energy-efficient construction with photovoltaic solar technology.
- High-quality specification throughout designed for long-term tenant appeal.
- Excellent transport links to Central London, King's Cross, Liverpool Street and the City.
- Attractive residential fundamentals supported by strong local amenities, schools and green spaces.
- Potential for long-term rental income growth and capital appreciation.

Typical 1-bed apartment

50.9 sq m / 548 sq ft



Ground floor apartment

92.8 sq m / 998 sq ft



Top floor apartment

76.0 sq m / 818 sq ft





Description

An exceptional opportunity to acquire the freehold interest in Kaye House, a contemporary residential block within the award-winning Frankum Mews development in the heart of North London.

Available as a freehold block, Kaye House offers investors the chance to secure a substantial residential asset within one of Haringey's most exciting and well-connected regeneration locations. Forming part of a thoughtfully designed development of luxury houses and apartments, the building benefits from strong occupier appeal, modern construction, high-quality specification and excellent transport connectivity.

The apartments have been carefully designed to meet the demands of today's rental market, featuring open-plan living spaces, contemporary Italian kitchens with integrated Bosch appliances, premium bathroom finishes, underfloor heating, video entry systems and private balconies or terraces to selected units. Residents benefit from attractive communal areas, lift access and a landscaped environment designed to foster a strong sense of community.

Situated in a borough experiencing continued investment and growth, Kaye House presents an attractive proposition for private investors, family offices, institutions and build-to-rent operators seeking long-term income security and future capital appreciation within Greater London.

LOCATION

Kaye House forms part of Frankum Mews, an award-winning residential development located within the vibrant London Borough of Haringey, one of North London's most dynamic and increasingly sought-after residential destinations.

Positioned between Inner and Outer London, the area offers an attractive balance of urban convenience and extensive green open space, making it particularly popular with professionals, families and long-term residents. Frankum Mews enjoys close proximity to Lordship Recreation Ground and Downhills Park, while Alexandra Palace, Finsbury Park and Walthamstow Wetlands are all easily accessible, providing an exceptional range of leisure and recreational amenities.

The location benefits from excellent connectivity. Turnpike Lane Underground Station (Piccadilly Line) is approximately a 10-minute walk away, providing direct access to King's Cross, the West End and Heathrow Airport. Seven Sisters and Tottenham Hale stations offer fast connections to Liverpool Street and the City, with journey times of approximately 20 minutes. The area is also well served by extensive bus routes, cycle networks and major road connections including the A406 North Circular, A10 and M11.

Haringey has established itself as one of North London's most desirable growth locations, benefiting from significant public and private investment, a diverse range of independent restaurants, cafés, retail destinations and leisure facilities. Residents enjoy easy access to Wood Green Shopping City, Crouch End, Muswell Hill and Tottenham Hotspur Stadium, while several highly regarded schools and educational institutions further enhance the area's appeal.

The combination of strong transport infrastructure, abundant green space, excellent local amenities and continued regeneration underpins the long-term attractiveness of Kaye House as a residential investment opportunity within Greater London.



PRICE: £3,950,000 Freehold Subject to Contract

LOCAL AUTHORITY: London Borough of Haringey

VAT: The property is not elected for VAT.

POSSESSION: Vacant Possession

LEGAL COSTS: Each party is to pay their own legal costs.

VIEWINGS: Strictly by appointment with Sole Agents Meridian Commercial Property Partners LTD

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