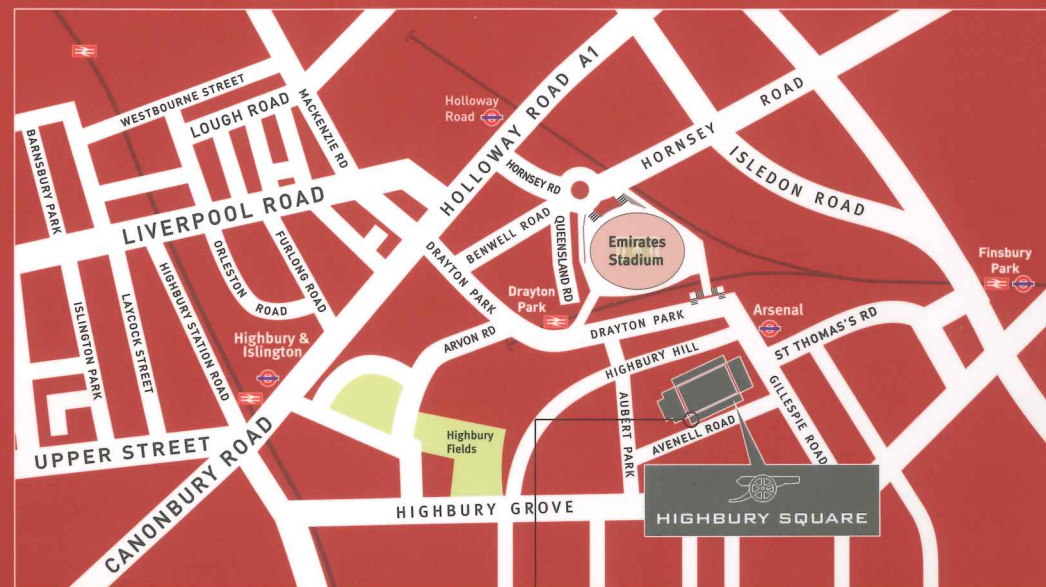




HIGHBURY SQUARE



Local area map

Map not to scale

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HIGHBURY SQUARE



1, 2 & 3 bedroom apartments and penthouses - Highbury Square London N5





A world famous address...

Highbury Square is an exclusive and truly unique development of high specification contemporary studio, one, two and three bedroom apartments and penthouses set behind the Art Deco façade of what was previously the home of Arsenal Football Club from 1913 to 2006.

Now completed, these stunning apartments and exclusive penthouses offer their residents a quite unique and totally unrivalled setting from which to enjoy all that Highbury Square has to offer.



More than just a home

Highbury Square's outstanding features and facilities include:

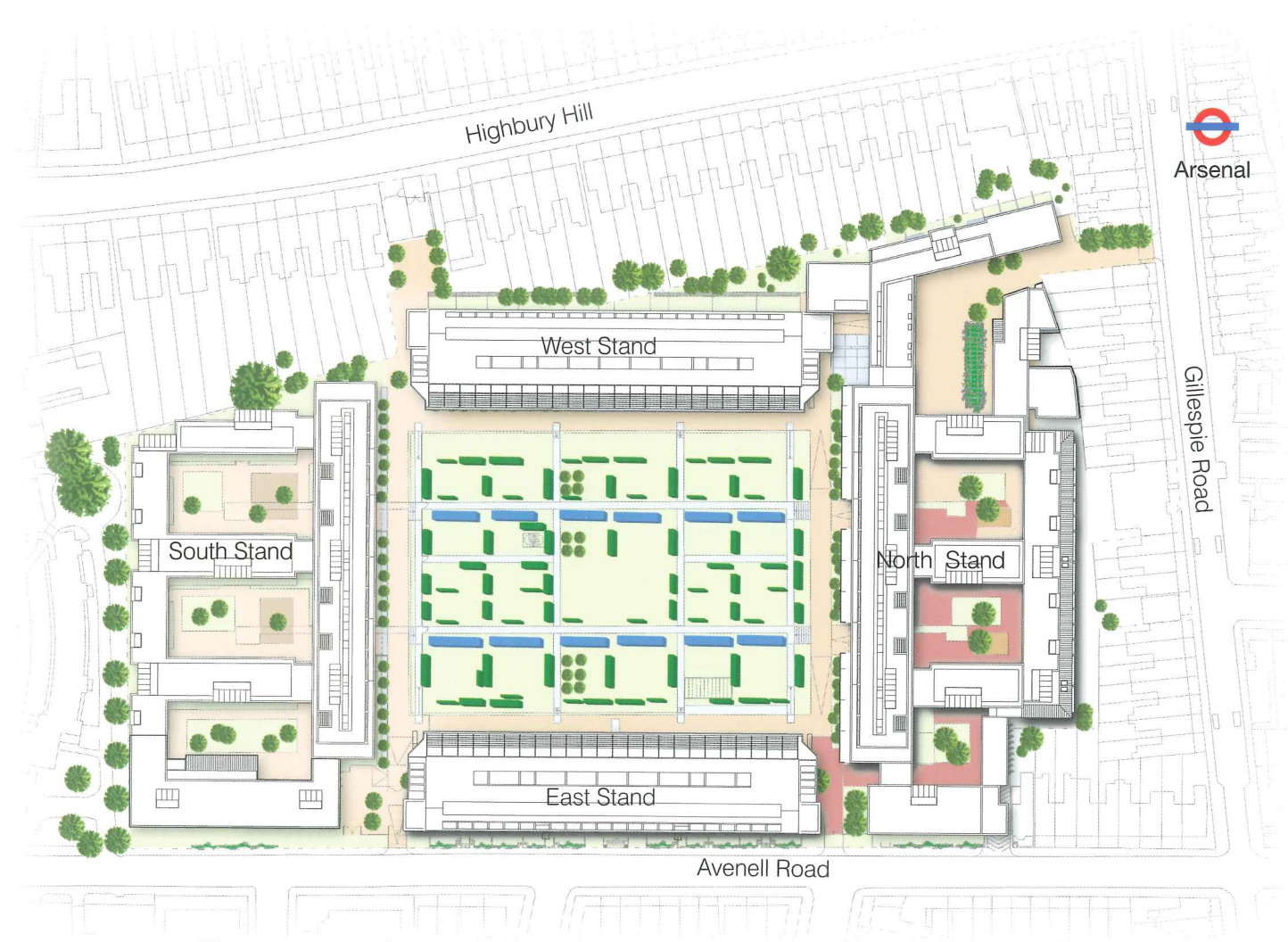
- Two acres of landscaped gardens.
- A 24-hour concierge service located in the stadium's original Art Deco marble halls.
- Terraces or balconies to most apartments, many with excellent views across the gardens.
- An on site fitness centre with swimming pool.
- Secure underground parking available to residents.

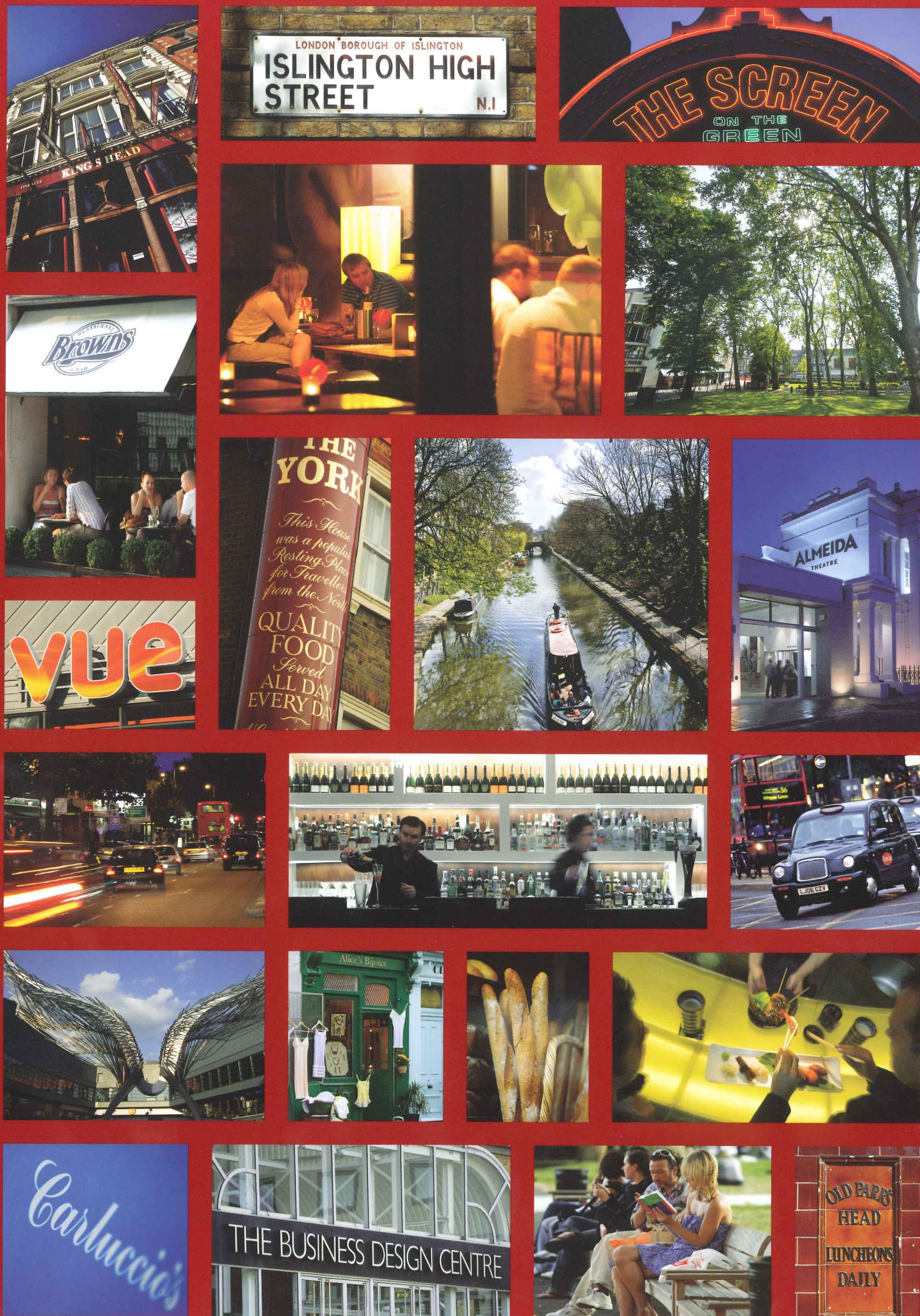


...surrounding exclusive gardens



The focal point of this exclusive development is the stunning central landscaped garden. Designed by Christopher Bradley-Hole, a gold medal and Best in Show garden winner at the Chelsea Flower Show, the two-acre garden, located in the position of the original football pitch, is one of the largest private gardens in North London. With a series of illuminated glass 'water walls' and a mix of lawn, hard landscaping and planting, these gardens provide the residents of Highbury Square with a tranquil environment in which to relax.





In a vibrant location

Highbury Square is in an excellent location, not only due to the immediate environment but also because of both the surrounding area and the development's excellent transport links with central London and beyond.

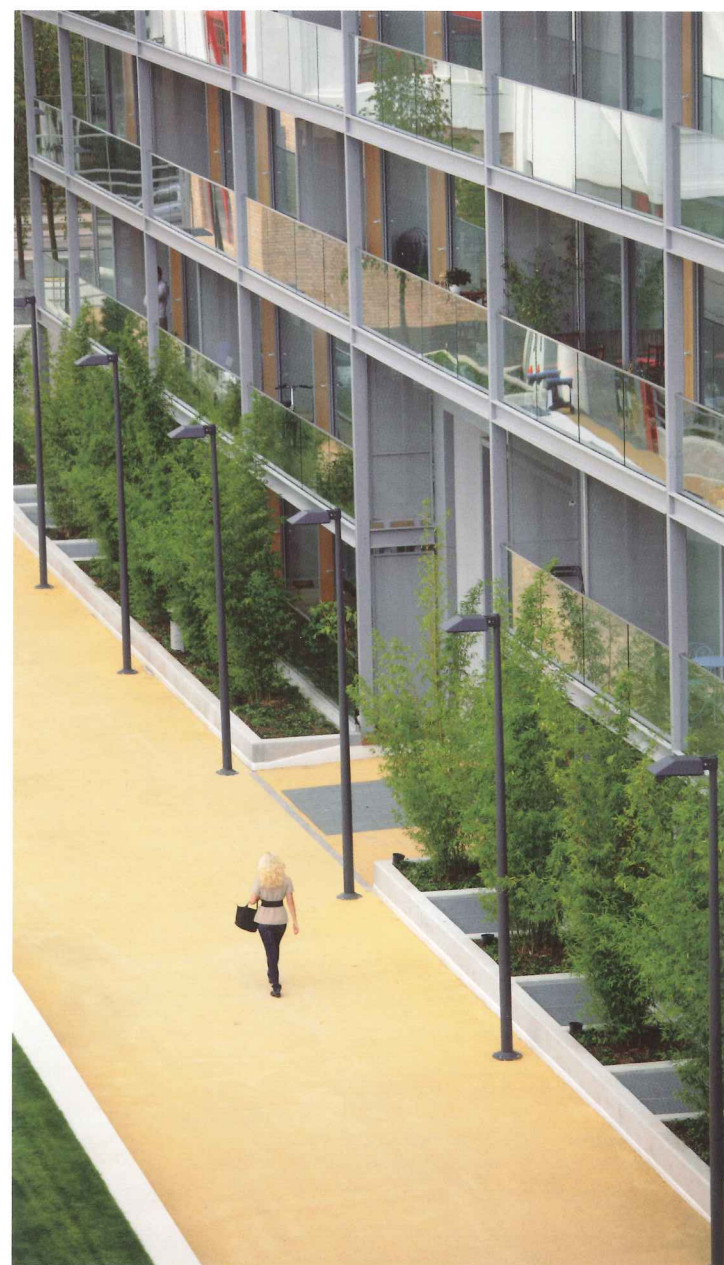
In a quiet and pleasant residential setting, Highbury Square's relaxing atmosphere belies the lively environment on offer in adjacent Islington where a stroll along lively Upper Street finds you amongst colourful scenes of thriving independent shops, restaurants, pubs and bars.

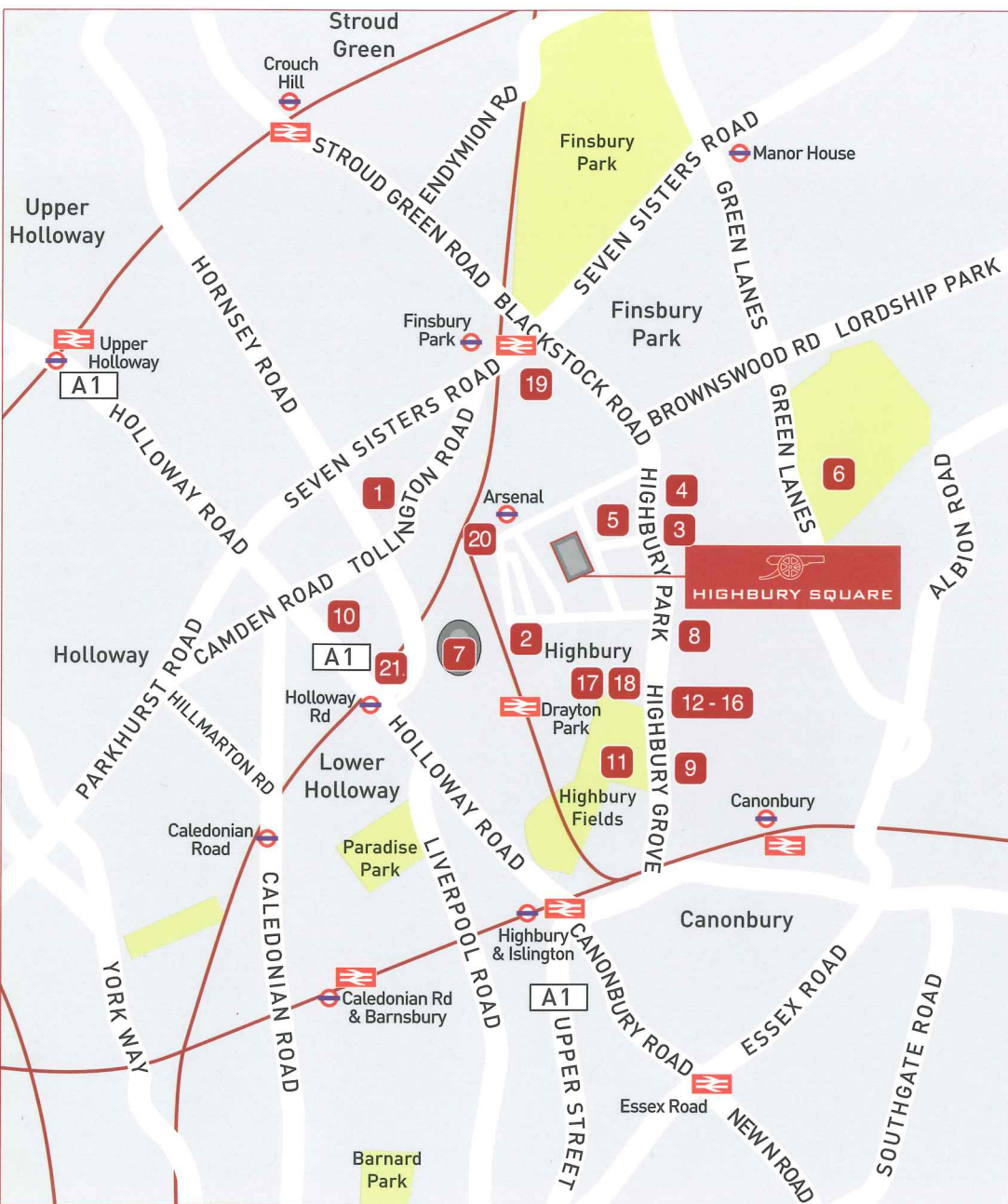
Eating and drinking in Islington - there's something for everyone. Whether you're in the mood for a quick breakfast or a romantic dinner, there's a restaurant to please - and some of the liveliest bars in town to end up in.

Alternatively relax in the peace of Islington's famous Green, explore the banks of fascinating waterways or enjoy one of the many theatres and cinemas.

And with Arsenal Underground Station just around the corner, all that the West End of London has to offer is but a short tube journey away.





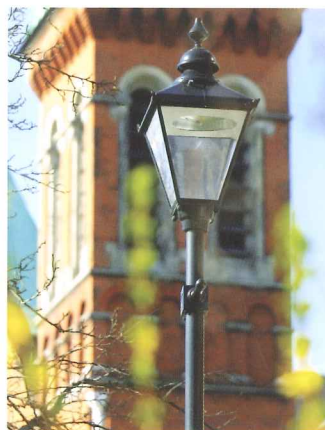


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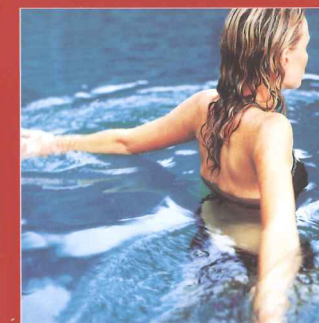
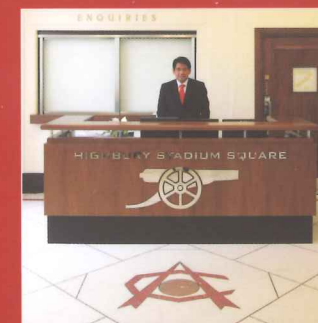
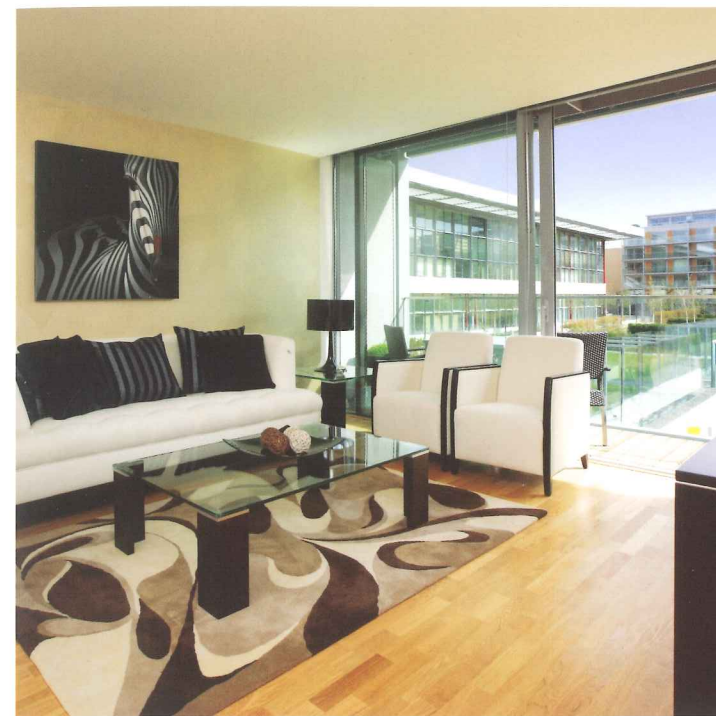
Highbury Square is extremely well connected with excellent road, tube and rail links nearby. The Holloway Road (A1) provides easy access to motorways that include the M1 and M25. The A1 southbound provides quick and easy access to The City and West End, as does London Underground's Piccadilly Line. Arsenal tube station is just a short walk from Highbury Square which links you to Covent Garden, Leicester Square, Piccadilly Circus and Knightsbridge on the way to Heathrow Airport, which can be reached in 51 minutes. Gatwick, Stansted, Luton and City Airports are all easily accessible by road; living at Highbury Square really does put the world at your doorstep.

Travel times

• Arsenal Underground Station (Opposite Highbury Square)	
King's Cross	7 mins
St. Pancras International	14 mins
Piccadilly	15 mins
Heathrow Airport	51 mins
• Drayton Park Station 0.6km (0.4miles)	
Moorgate	11mins
• St. Pancras International	
Brussels	1hr 59mins
Paris	2hr 21mins



- 1 Sobell Leisure Centre inc. Ice Rink
- 2 Tesco Express
- 3 The Woodbine, PH
- 4 Police Station
- 5 Il Bacio Pizzeria
- 6 Clissold Park inc. zoo
- 7 Emirates Stadium
- 8 San Danielle del Friuli Restaurant
- 9 London Metropolitan University
- 10 Waitrose
- 11 Highbury Fields and tennis courts
- 12 Post Office
- 13 Chemist
- 14 The Highbury Barn, PH
- 15 La Fromagerie
- 16 Da Mario Italian Delicatessen
- 17 Cobbler
- 18 F. Godfrey Butcher
- 19 Tesco Express
- 20 Gillespie Road Park
- 21 London Metropolitan University



Gym and pool pictures indicative only.

Source:
Distance: maps.google.co.uk
Underground: tfl.gov.uk
Eurostar times: www.eurostar.com