



EAST BARNET ROAD, EAST BARNET, EN4

This generous sized three double bedroom semi-detached period property is conveniently located for the East Barnet shops, amenities and local schools, and close to the New Barnet British Railway Line Station. The property comprises of a front porch, a 20'ft Lounge, spacious and bright kitchen/diner, downstairs bathroom, en-suite to a bedroom 2 on the first floor, off-street parking to the front and laid to lawn rear garden and patio area. Viewings highly recommended.



ACCOMMODATION

* PORCH * LARGE OPEN PLAN RECEPTION ROOM: 20' X 15'5" (6.10M X 4.70M) * SPACIOUS FITTED KITCHEN/DINER 17'33" X 12'75" (5.18M X 3.66M) * BEDROOM 1: 15'6" X 14'22" (4.72M X 4.27M) * BEDROOM 2: 11'72" X 8'7" (3.35M X 2.62M) * BEDROOM 3: 10'11" X 8'7" (3.33M X 2.62M) * FULLY TILED EN-SUITE SHOWER ROOM * FAMILY BATHROOM: 9'15" X 5'5" (2.74M' X 1.65M') * OFF-STREET PARKING* REAR GARDEN *

* SERVICES: GAS CENTRAL HEATING * FEATURES: DOUBLE GLAZED WINDOWS & SEVERAL BAY WINDOWS * PERIOD PROPERTY * FREEHOLD *

PRICE: £550,000 FREEHOLD OFFERS IN EXCESS OF

RECEPTION ROOM: 20'0" x 15'5" (6.10m x 4.70m)

Double Glazed Bay Window, Solid Wood Flooring, Radiator, Recessed Spotlights, Picture Rail, Understairs Storage Cupboard



VERY SPACIOUS KITCHEN/DINER: 16'11" x 12'0" (5.18m x 3.66m)

Double Aspect Windows to Rear Inc. Bay Window, Vinyl Flooring, Part Tiled Walls, Double Oven, Extractor Fan, Dishwasher, Cupboard Housing the Boiler, Side Door to Access Rear Garden.



BEDROOM 1: 15'5" x 14'0" (4.72m x 4.27m)

Double Glazed Bay Window and Single Window to Front, Carpeted, Picture Rail, Radiator, Cornice Coving, Carpeted



BEDROOM 2: 10'11" x 8'7" (3.33m x 2.62m)

Double Glazed Window to Rear, Wood Flooring, Radiator, Large Built-In Fitted Wardrobes, Leading to En-Suite Shower Room



EN-SUITE SHOWER ROOM:

Double Glazed Window to Rear, Tiled Flooring & Walls, Shower Cubicle, W/C, Hand Wash Basin, Extractor Fan



BEDROOM 3: 11'2 x 9'2 (3.40m x 2.79m)

Double Glazed Window to Rear, Carpeted, Radiator



BATHROOM: 8'11" x 5'4" (2.74m' x 1.65m')
Double Glazed Window to Rear, Tiled Flooring & Walls, Bath, W/C, Wash Hand Basin, Towel Rack



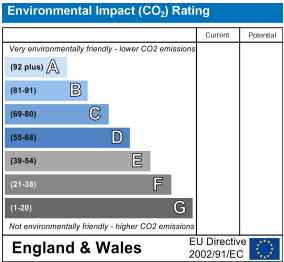
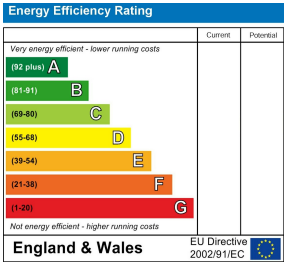
REAR GARDEN: PIC. 1
Patio Area, Laid to Lawn



REAR GARDEN: PIC. 2



Awaiting Floor Plan



The agent has not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify they are in working order, or fit for their purposes. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration purposes only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate.