

Richmond Road
New Barnet, Hertfordshire, EN5 1SB
Price £1,150,000 Freehold

STATONS

Tel: 020 8449 3383
Email: barnet@statons.com
Bedrooms 5 | Bathrooms 3 | Receptions 2





24 Richmond Road
New Barnet, Hertfordshire
EN5 1SB



*** CHAIN FREE *** A recently built Regency Style semi detached home completed to exacting standards, and located in one of the areas most sought after turnings.

Planned over three floors, this stunning 5 double bedroom home offers bright, spacious, and flexible accommodation, which must be seen to be truly appreciated.

Ideally located for the commuter, being within easy reach of both High Barnet underground station (Northern Line) and New Barnet mainline stations. The area is served by numerous bus routes and is easily accessible to The Spires shopping centre. The area also benefits from many well regarded schools, both private, and state.

For more properties for sale in Barnet please call our [Barnet Estate Agents](#) on 0208 449 3383 .

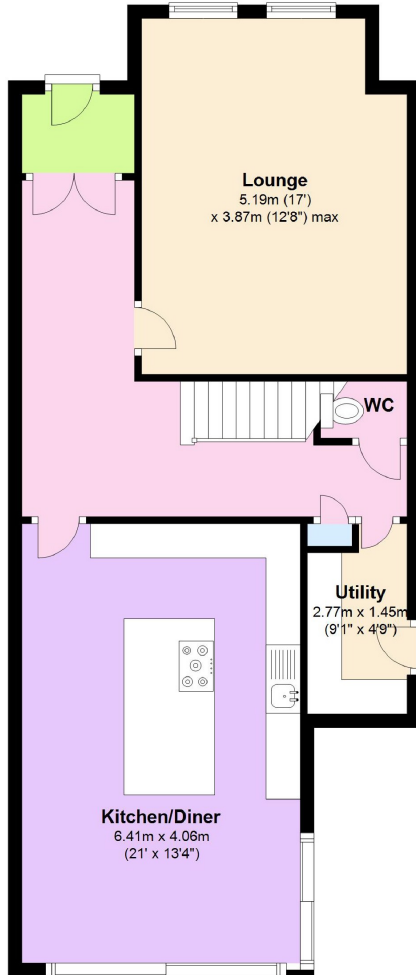
The accommodation comprises:

GROUND FLOOR, Porch, Entrance Hall, Lounge, Kitchen/Dining Room, Utility Room, Guest Cloakroom, FIRST FLOOR, Master Bedroom, En Suite Bathroom, Family Bathroom, Bedroom 2, Bedroom 3, SECOND FLOOR, Bedroom 4, Family Shower room, Bedroom 5, EXTERIOR, Rear Garden, Driveway Parking



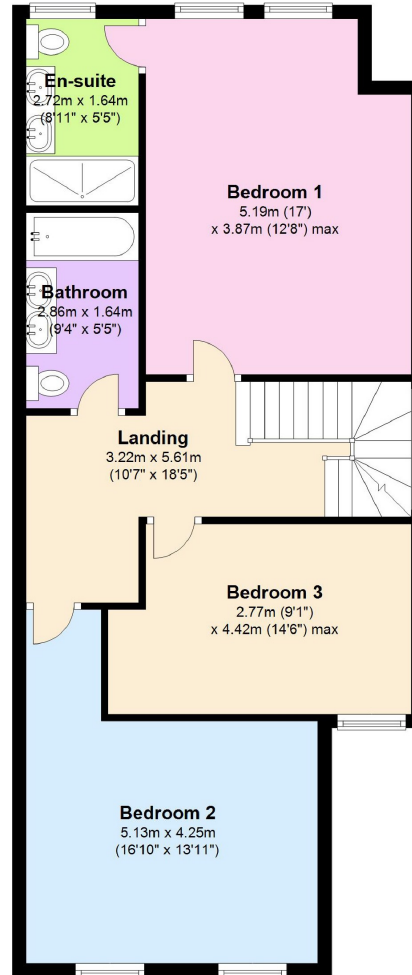
Ground Floor

Approx. 69.1 sq. metres (743.3 sq. feet)



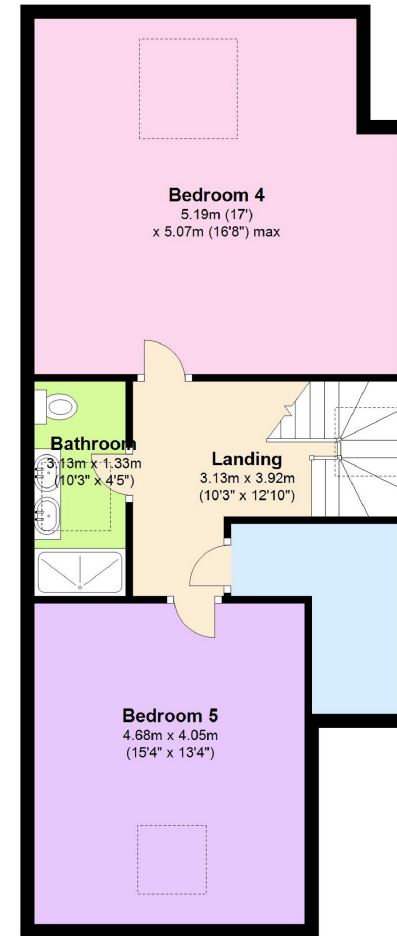
First Floor

Approx. 70.7 sq. metres (760.6 sq. feet)



Second Floor

Approx. 64.2 sq. metres (691.1 sq. feet)



Total area: approx. 203.9 sq. metres (2194.9 sq. feet)

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Star energy efficient - lower rating costs	Current	Potential	Star environmentally friendly - lower CO ₂ emissions	Current	Potential
100-90% A			100-90% A	90	90
89-80% B			89-80% B		
80-65% C			80-65% C		
65-50% D			65-50% D		
50-35% E			50-35% E		
35-20% F			35-20% F		
20-10% G			20-10% G		
Not energy efficient - higher rating costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

DISCLAIMER:

In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. 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 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 spaces where applicable.

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