



Cockfosters Road
Barnet, EN4

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Cockfosters Road

Key Features:

- Three grand double bedrooms – all with style and substance
- Two opulent en-suite bathrooms
- Almost 1,700 sq ft of uncompromised luxury living space
- Prestigious, landmark residential building
- Expansive private terrace – perfect for entertaining or unwinding
- Two allocated underground parking spaces
- Moments from Cockfosters Station
- Outstanding local schools on your doorstep
- Guest WC and fully equipped utility room

A Statement of Style & Sophistication: Step inside this spectacular first-floor apartment – a home that redefines modern elegance and offers a rare blend of space, design, and exclusivity. Stretching across nearly 1,700 sq ft, this remarkable residence commands uninterrupted panoramic views, framed by floor-to-ceiling aluminium bi-folding doors that open onto your own large private terrace.

Positioned within one of the area's most iconic addresses, the building itself exudes kerb appeal: classic architecture fused with contemporary sensibility, landscaped communal gardens, and the convenience of two secure underground parking spaces with lift access to all floors.

The interior is nothing short of exquisite. A bright, open-plan kitchen and dining area fitted with premium Miele appliances becomes the heart of the home – tailor-made for both refined dining and relaxed living.

Three generously sized double bedrooms promise comfort and luxury, with two featuring sleek en-suite bathrooms. The master suite elevates the standard even further, complete with a private dressing room worthy of a boutique hotel. The third bedroom is complemented by a stylish guest WC and practical utility room.

Every inch of this apartment has been curated with an eye for quality: statement lighting, high-spec finishes, and a design that balances grandeur with modern functionality.

The Lifestyle You Deserve

Set within a highly sought-after neighbourhood, you're just a short stroll from the vibrant heart of Cockfosters, offering an eclectic mix of cafés, restaurants, and boutique shops. Explore the natural beauty of Covert Way Nature Reserve and Trent Park or enjoy the convenience of quick transport connections – Hadley Wood station (Great Northern & Thameslink) and Cockfosters Underground Station (Piccadilly Line) are both within easy reach. Drivers benefit from immediate access to the M25 and major routes.

Families will appreciate the abundance of top-rated local schools: Hadley Wood, Livingstone and Danegrove primaries, plus the excellent Southgate and East Barnet secondary schools. Denominational and specialist options, including the Jewish Community School and Oaktree Special School, further underline the area's appeal.



















Council Tax: H

Local Authority: Enfield

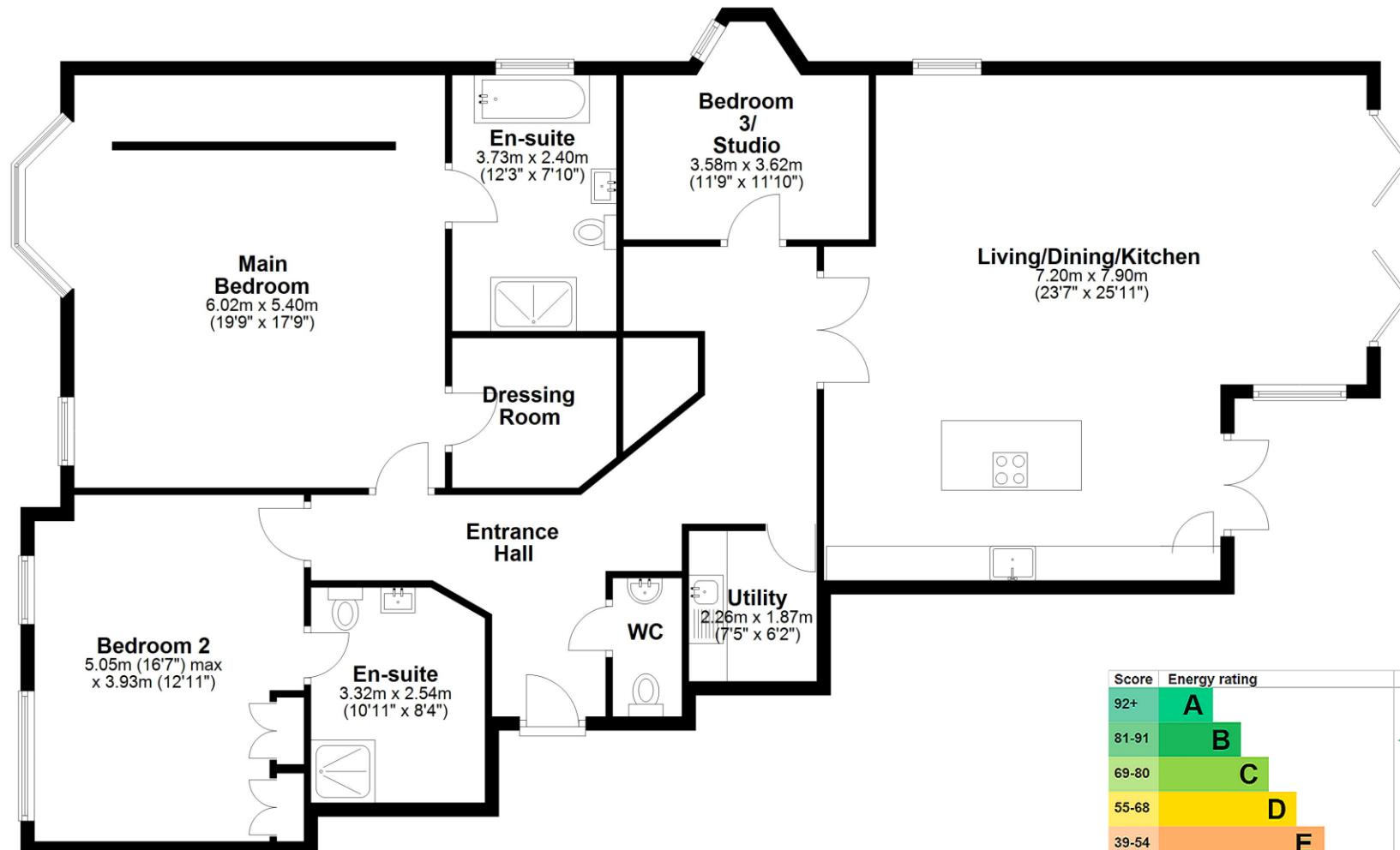
Tenure: Leasehold

Service Charge: £7,504 per annum

Ground Rent: £400 per annum

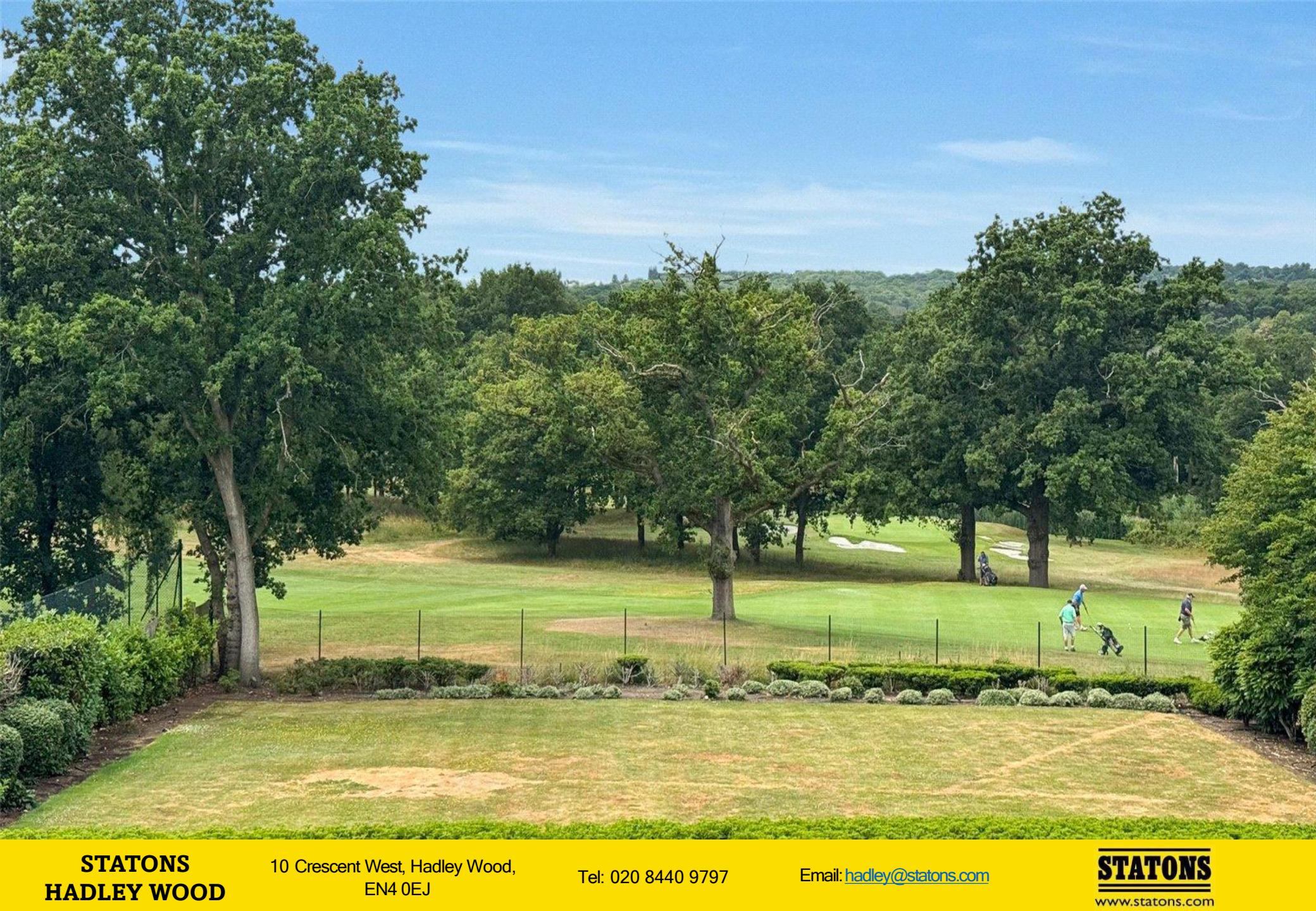
Murano House EN4

Approx. 157.8 sq. metres (1698.6 sq. feet)



Total area: approx. 157.8 sq. metres (1698.6 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B	86 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



**STATONS
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