

Normandy Avenue
Barnet, Hertfordshire, EN5 2HS
Price £795,000 Freehold

STATONS

Tel: 020 8449 3383
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Bedrooms 4 | Bathrooms 2 | Receptions 2





110a Normandy Avenue
Barnet, Hertfordshire
EN5 2HS



*** CHAIN FREE *** Situated on this sought after residential road we are delighted to offer for sale this brand new 4 bedroom family home. Enjoying far reaching views, the property offers bright and spacious well planned accommodation throughout comprising, front reception room, fabulous contemporary fitted kitchen/dining with bi folding doors onto the rear garden, guest w.c, 3 good size first floor bedrooms, family bathroom and a 4th bedroom situated on the top floor with en suite wet room and a dressing area. Externally there is a well maintained rear garden of approx 72 in length with sun terrace, shed and home office with light and power. There is off street parking provided at the front.

Location:- Situated in this enviable location within walking distance to the 'The Spires' with its large selection of shops, restaurants, boutiques, coffee shops and High Barnet tube station (Northern Line) for access into London. New Barnet over ground station is nearby with buses also providing frequent services to neighbouring areas. Barnet also boasts an Everyman Cinema and has many renowned highly regarded schools both private and state.

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



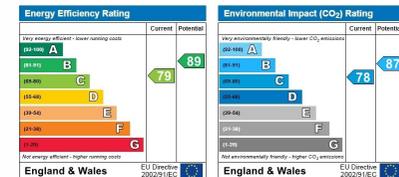
Normandy Avenue, Barnet, EN5

APPROX. GROSS INTERNAL FLOOR AREA 1278 SQ FT 118.7 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Features Include

- Refurbished • Kitchen/Dining/Breakfast Room • Guest WC • Chain Free • Off Street Parking

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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