

Hasluck Gardens  
New Barnet, Hertfordshire, EN5 1HT  
£950,000 Freehold

**STATONS**

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Bedrooms 3 | Bathrooms 1 | Receptions 2







10 Hasluck Gardens  
New Barnet, Hertfordshire  
EN5 1HT



\*\*\* CHAIN FREE \*\*\* A substantial 3 bedroom detached family home requiring modernisation, located on this sought after road in New Barnet close to Greenhill Gardens Park. The property offers bright and spacious well planned accommodation and comprises a welcoming entrance hall, 2 reception rooms, kitchen/breakfast room, guest w.c, 3 generous bedrooms, and a bathroom with a separate w.c. Externally there is a south easterly facing mature rear garden with sun terrace, front garden, detached garage and driveway parking.

Ideally located for the commuter, with both High Barnet underground station (Northern Line) and New Barnet mainline stations within easy reach. The area is also served by numerous bus routes. The Spires shopping centre is close with its many shopping amenities and Pure gym is also nearby. The area has 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:

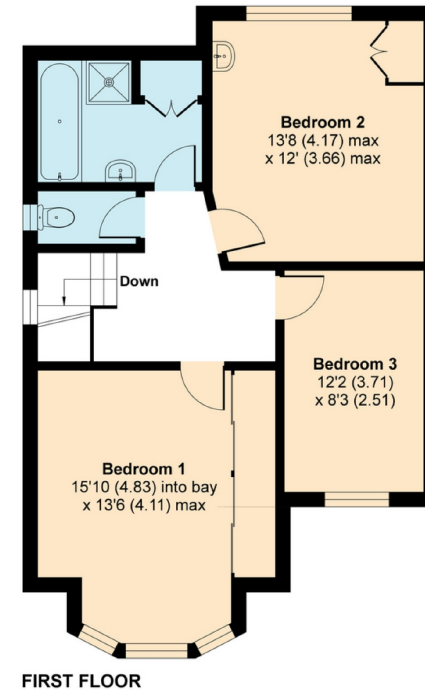
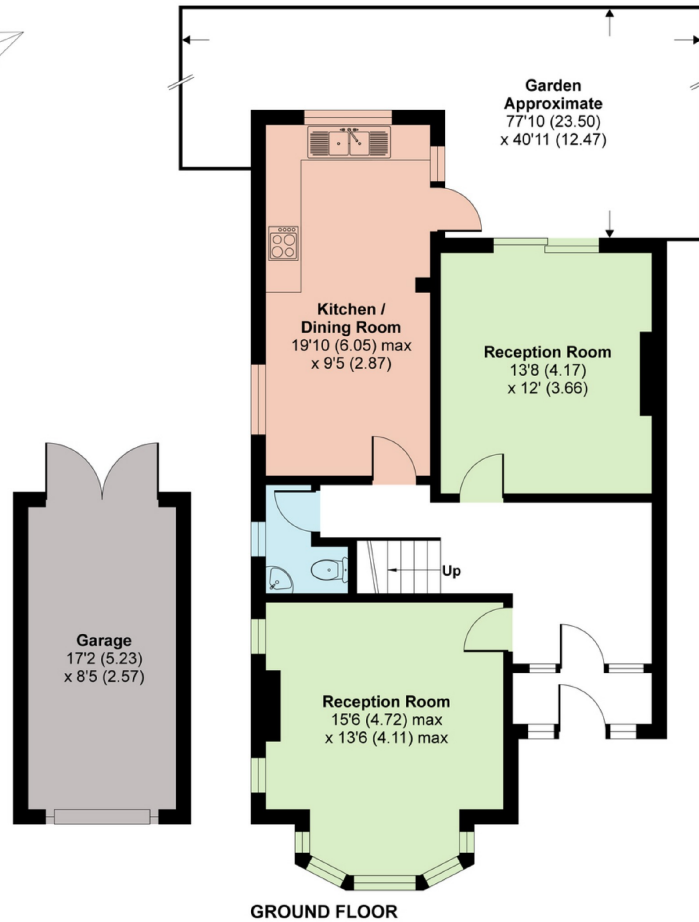
GROUND FLOOR, Hallway, Reception Room, Reception Room, Kitchen/Dining Room, Guest W.C, FIRST FLOOR, Bedroom 1, Bedroom 2, Bedroom 3, Bathroom, Separate W.C, EXTERIOR, Rear Garden, Garage, Driveway





## Hasluck Gardens, New Barnet, Barnet, EN5

Approximate Area = 1406 sq ft / 131 sq m  
Garage = 144 sq ft / 13 sq m  
Total = 1550 sq ft / 144 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2020. Produced for Statons. REF: 636977

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Not energy efficient - higher running costs	Current	Potential	Not environmentally friendly - higher CO <sub>2</sub> emissions	Current	Potential
A (91-100)			A (1-10)		
B (81-90)			B (11-20)		
C (71-80)			C (21-30)		
D (61-70)			D (31-40)		
E (51-60)			E (41-50)		
F (41-50)			F (51-60)		
G (31-40)			G (61-70)		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> 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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