

Jennings Way
Barnet, Hertfordshire, EN5 4EQ
Price £1,150,000 Freehold

STATONS

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Bedrooms 3 | Bathrooms 2 | Receptions 2





9 Jennings Way
Barnet, Hertfordshire
EN5 4EQ



Set on a good size plot in this desirable and sought after cul de sac in the heart of Arkley is this lovely detached bungalow. The spacious and well laid out accommodation has been well maintained throughout and has been owned by the current owners since the property was built in 1986.

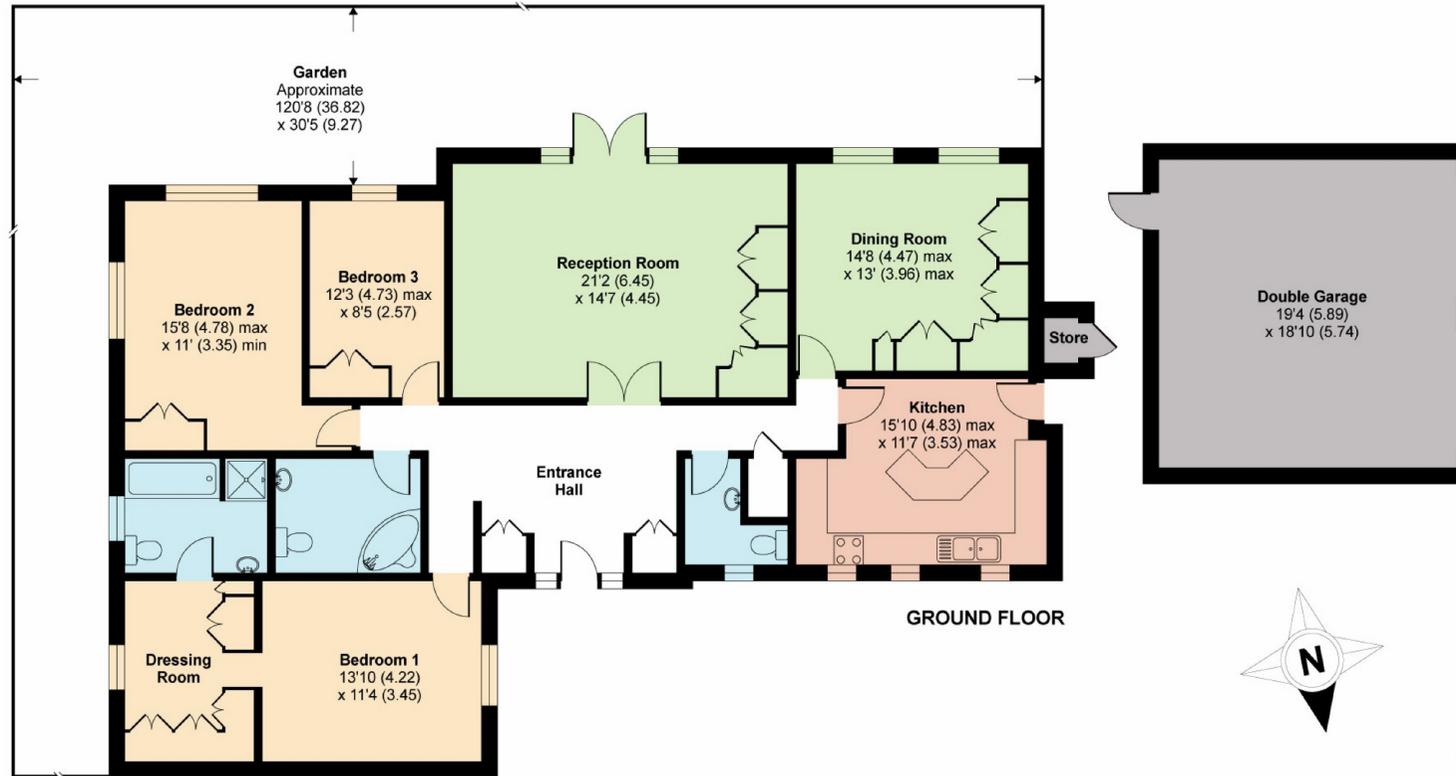
The property comprises: entrance hallway, guest cloakroom, kitchen/breakfast room, double reception room, well proportioned dining room, master bedroom suite with en suite bathroom and separate dressing area, two further bedrooms, family bathroom, detached double garage with driveway providing off street parking and a landscaped south facing rear garden with terrace, patio area and a lovely summerhouse.

Location: -Enjoying a semi-rural location yet located on the fringes of Barnet which provides a good range of shopping facilities including the Spires shopping centre. The area has renowned schooling both state and private including Haberdashers' Aske's, Belmont/Mill Hill School, QE Boys and QE Girls. High Barnet tube station (Northern Line) is approximately 2 miles away and New Barnet mainline station is the nearest over ground station. The M25, A1 and M1 are also accessible. Central London is approximately 10 miles away and Brent Cross shopping centre approximately 5 miles away



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APPROX. GROSS INTERNAL FLOOR AREA 2043 SQ FT 189.8 SQ METRES (EXCLUDES STORE & INCLUDES GARAGE)



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 measurements are for initial guidance only and should not be relied on as a basis of valuation. This floor plan was constructed using measurements provided to Niche Communications by a third party.

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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Current	Potential	Score	Current	Potential	Score
A	B	85	A	B	62
B	C	72	B	C	67
C	D		C	D	
D	E		D	E	
E	F		E	F	
F	G		F	G	
No energy efficient - higher rating costs			No environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

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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