



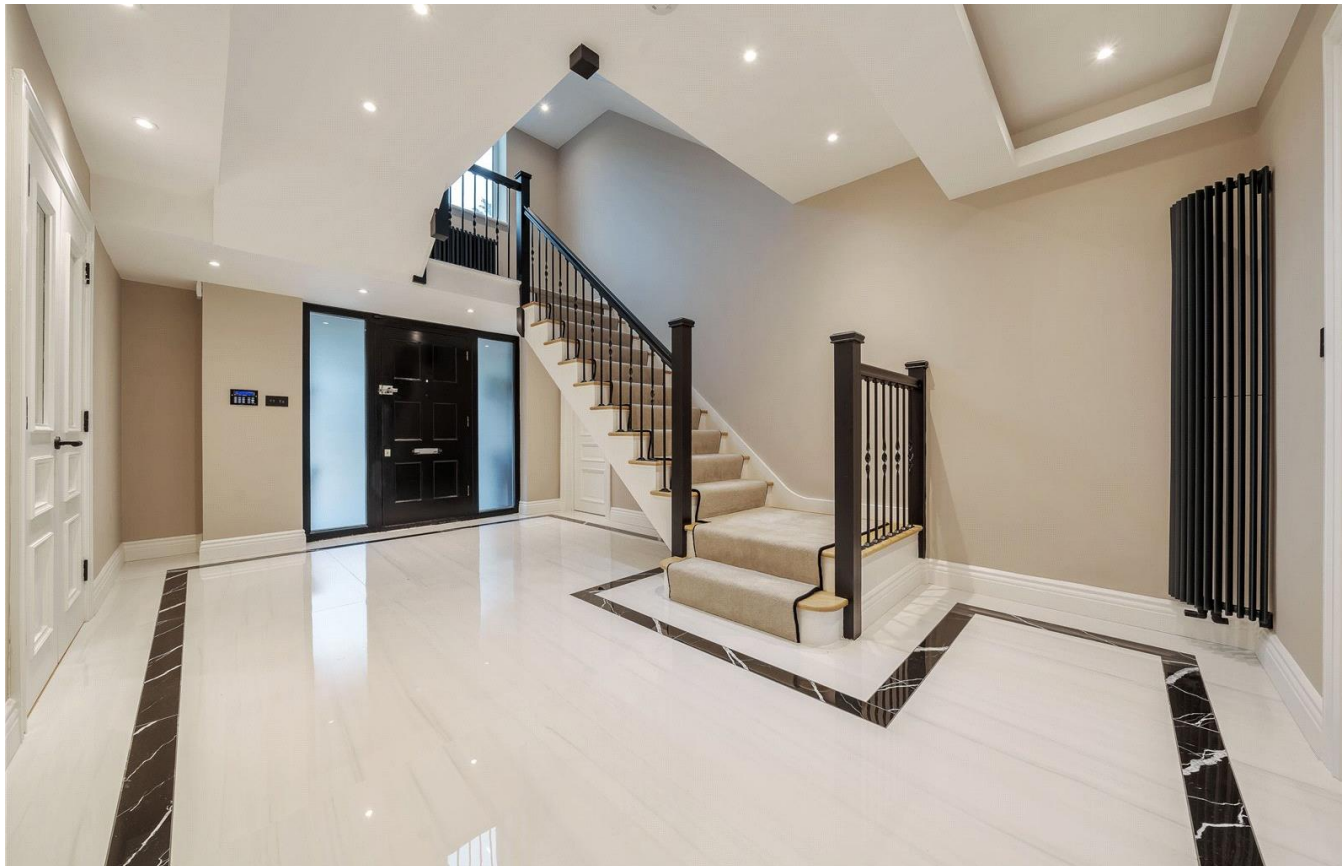
Boundary Ash

Hendon Wood Lane, London, NW7 4HS



Boundary Ash

Occupying a commanding position in Hendon Wood Lane, is this truly magnificent 6 bedroom, 2 reception family home offering stunning accommodation circa 4100 sq ft. This fantastic interior-designed and exceptionally maintained family home has been totally renovated by the current owners to a high standard.



ACCOMMODATION SUMMARY

Presented in spectacular condition throughout and offering living space set over 3 floors, the accommodation comprises: a spacious welcoming entrance hallway which provides access to a supersized kitchen/dining room with marble worktops and separate TV area with fantastic sliding doors to the outside patio/garden which is ideal for summer entertaining. A further cinema room and reception room, a utility room, and a guest WC. The cinema room/kitchen/ TV room and top floor bathroom all benefit from having professional entertainment system installed. There is also direct super fast broadband at the property.

To the first floor there is a well proportioned landing which flows onto four bedrooms. The principal bedroom suite benefits from a stunning and large Italian made ensuite with a large walk-in shower and free standing bath. The principal bedroom also has the advantage of large windows and views overlooking the versatile garden. To the second floor there are 2 further double bedrooms both benefitting from a great sized Italian Jack & Jill bathroom and a dressing room for each of the 2 bedrooms. To the rear of the property is a 72ft stunning garden, with patio area which is fantastic for entertaining. The front of the house is approached via a fabulous sized driveway offering plenty of parking.







Location

Hendon Wood Lane is set amidst rolling greenbelt countryside within environs of Arkley and Totteridge yet within easy reach of London. Arkley is within 5 miles of both the M1 and M25 motorways providing easy access to all of London's airports. A wide range of schools including Haberdasher's Askes, Lochinver, Mill Hill, Aldenham, Belmont and Queen Elizabeths provide top class education in the area



























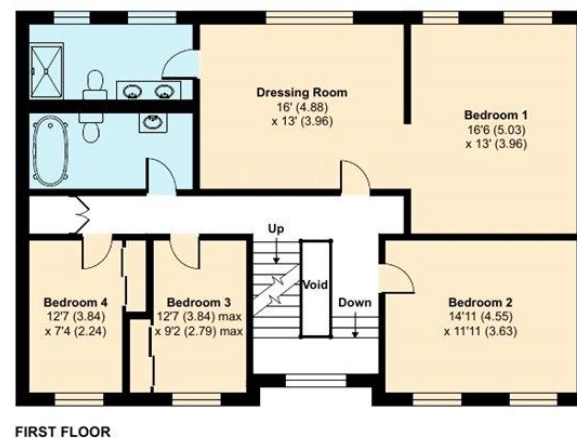
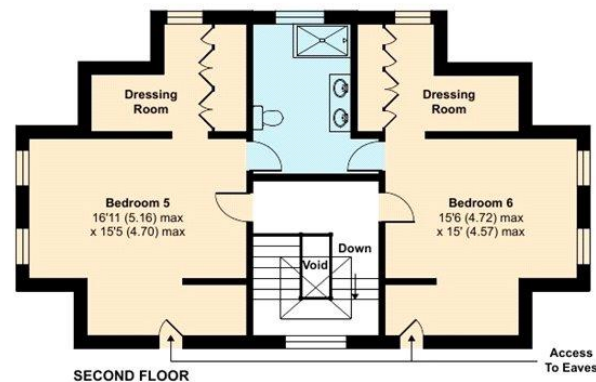
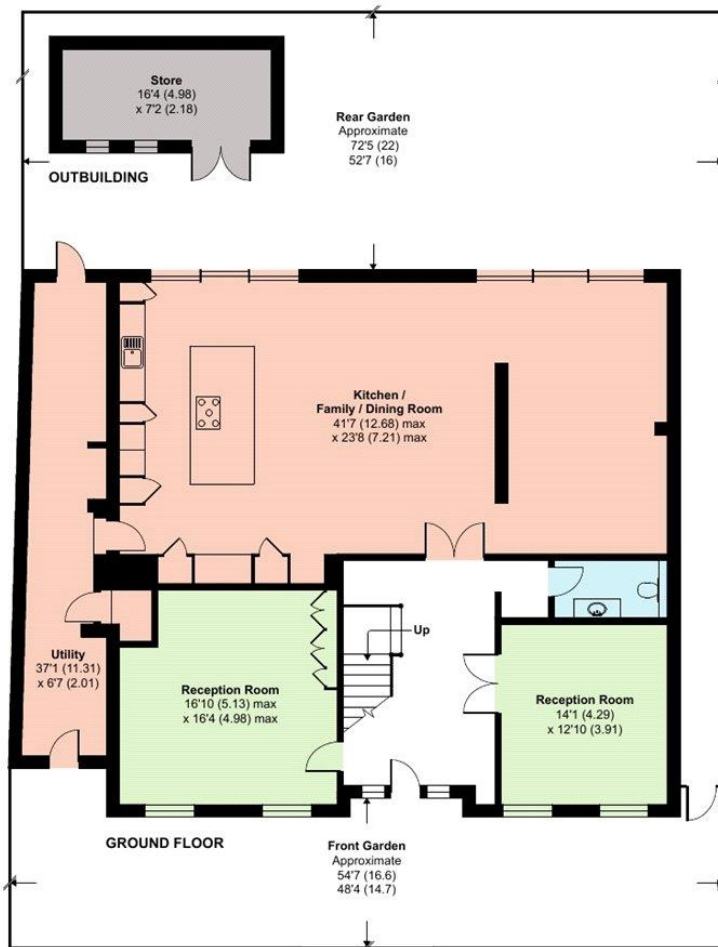
Boundary Ash, Hendon Wood Lane, London, NW7

Approximate Area = 4075 sq ft / 378.5 sq m

Outbuilding = 117 sq ft / 10.8 sq m

Total = 4192 sq ft / 389.4 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). ©nichecom 2023. Produced for Statons. REF: 1049809



Local Authority: Barnet
Council Tax Band: G
Tenure: Freehold

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A		
B		
C		
D		
E		
F		
G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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