

STATONS

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**Thornton Road
Barnet**



Thornton Road, Barnet, EN5 4JE £690,000

***** CHAIN FREE ***** Situated on this sought after residential road which is located behind the Spires shopping centre, we are delighted to offer this fabulous 3 bedroom period family home.

The property benefits from well planned, spacious accommodation throughout which comprises, a welcoming entrance hall, well-proportioned through lounge, kitchen which leads on to an inner hallway with direct access to the family bathroom and rear garden.

On the first floor there are 3 generous sized bedrooms. Externally there is a low maintenance rear garden which is mainly laid to lawn.

The property requires modernisation throughout and has scope to extend and develop subject to the usual consents.

This property is conveniently located within walking distance to the many shops, restaurants and cafes of High Barnet and the tube (High Barnet/Northern Line) for access into London. New Barnet overground station is also close by. Buses also provide access to neighbouring areas and central London. The verdant green spaces of Monken Hadley are right on the doorstep, offering the best of both town and country living. Barnet has many renowned highly regarded schools, both private and state including Queen Elizabeth's Girls and Queen Elizabeth's senior school for boys.















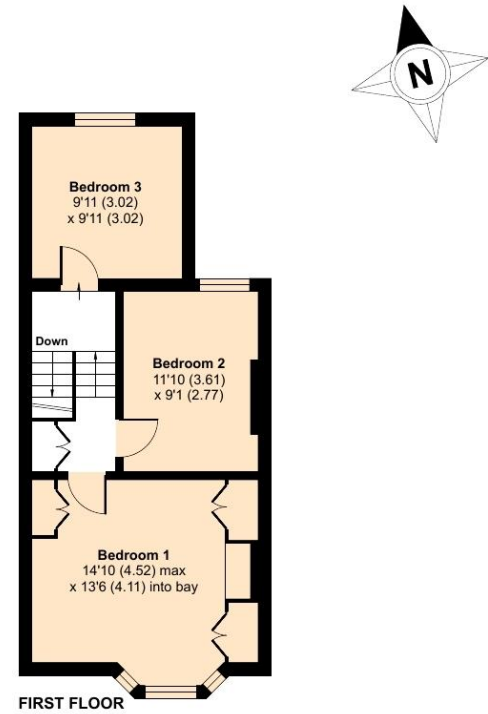
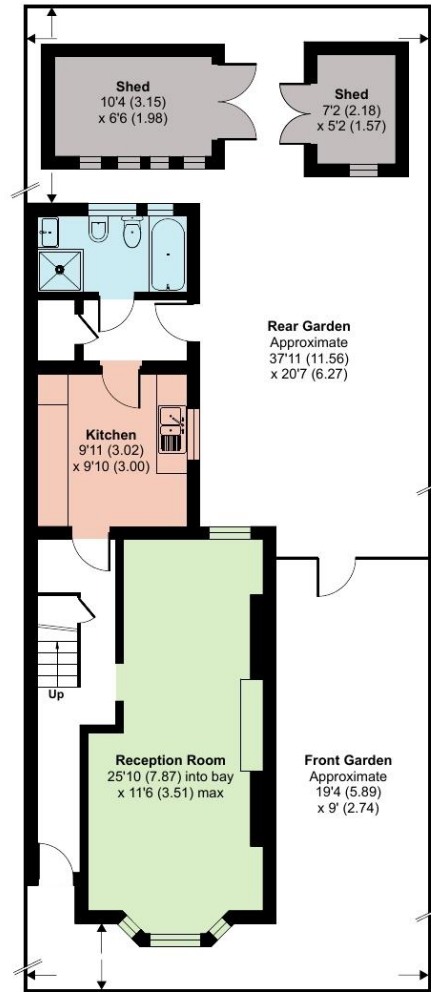




Thornton Road, Barnet, EN5


Approximate Area = 1045 sq ft / 97 sq m
 Outbuilding = 104 sq ft / 9.6 sq m
 Total = 1149 sq ft / 106.6 sq m
 For identification only - Not to scale

Local Authority: Barnet
 Council Tax band: E
 Tenure: Freehold



GROUND FLOOR

FIRST FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichécom 2024. Produced for Statons. REF: 1108390

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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STATONS BARNET

1 HADLEY PARADE
HIGH STREET
BARNET
HERTS
EN5 5SX
020 8449 3383
barnet@statons.com

