



Baker Street,  
Potters Bar EN6 2EU



# 97 Baker Street, Potters Bar, EN6 2EU

❖ NO ONWARD CHAIN. This fabulous double fronted five bedroom extended family home offers circa 2300 sq ft of luxurious and versatile living accommodation arranged over two floors.

❖ The property comprises an impressive entrance hall, amazing 33' kitchen/dining area, stunning living room, utility room, guest cloakroom and double bedroom with an en-suite on the ground floor. The first floor comprises four bedrooms with the principal benefiting from lovely en-suite. Bedroom three has a balcony overlooking the beautiful rear garden, family bathroom.

❖ The rear garden is circa 65' in length and has a lovely seating area to the immediate rear, ideal for outdoor entertaining with the remainder laid mainly to lawn. The frontage is laid mainly to paving and the large driveway provides ample and secure off street parking for 4/5 cars.

❖ There is scope to develop the extensive loft area subject to the usual consents.

❖ Situated within circa 0.5 mile for Potters Bar train station and high street that provides a variety of shops including a supermarket, restaurants, boutiques and salons. There are also excellent schools within the area, including Dame Alice Owen which is in close proximity.

































































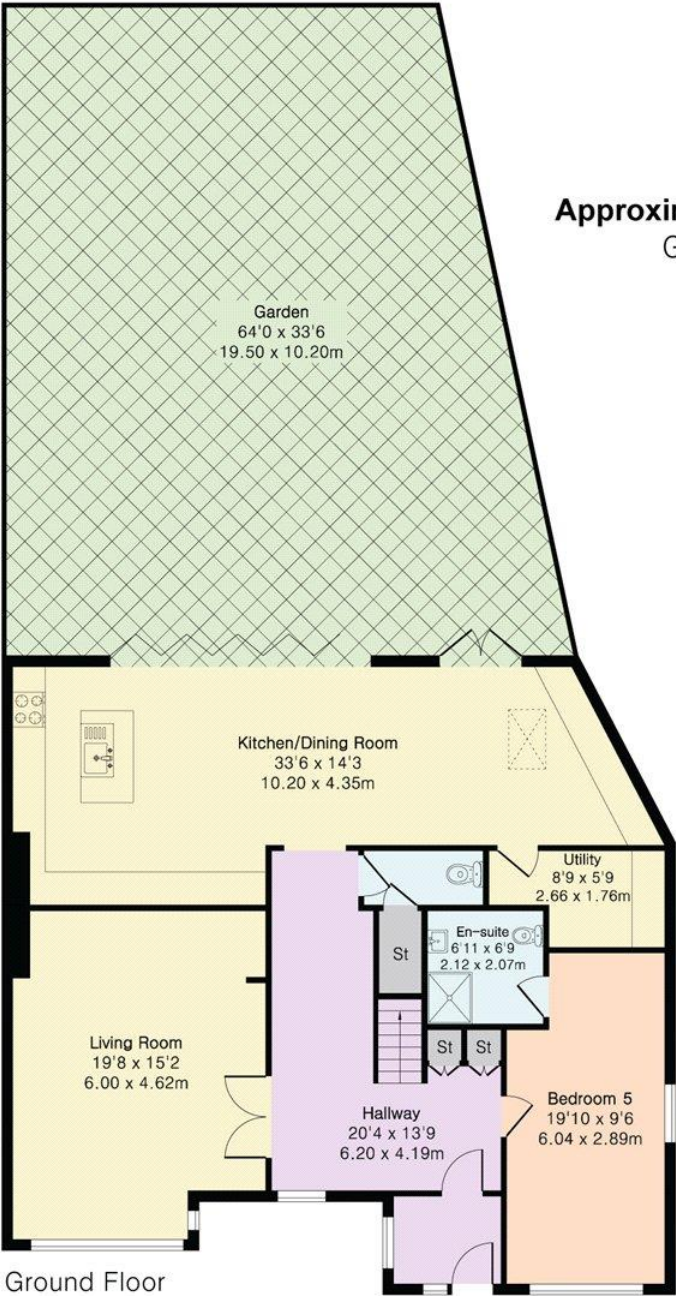




**Local Authority:**  
Hertsmere Borough Council  
**Council Tax Band:** G  
**FREEHOLD**

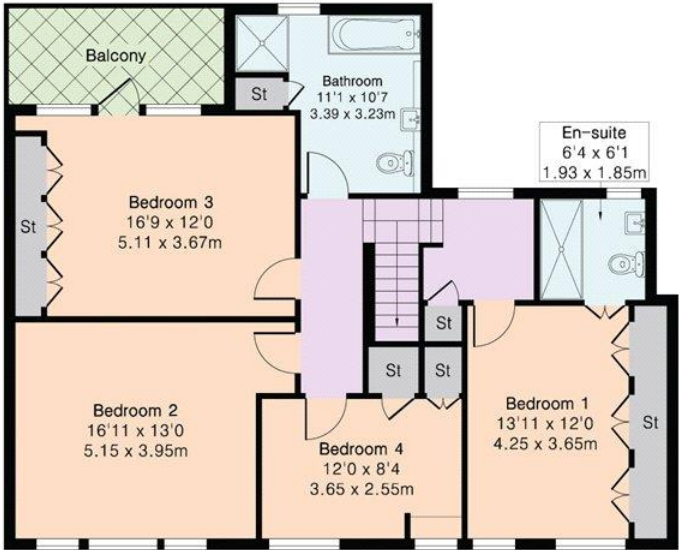


DISCLAIMER: In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold 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.



Ground Floor

**Approximate Gross Internal Area 2290 sq ft - 212 sq m**  
Ground Floor Area 1316 sq ft – 122 sq m  
First Floor Area 974 sq ft – 90 sq m



First Floor





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