

Sunset View
High Barnet



Sunset View, High Barnet, EN5 4LB

*** CHAIN FREE *** Nestled in the heart of High Barnet in one of the area's most sought after locations, this period detached Arts & Crafts family home built circa 1930 offers a perfect blend of charm and convenience in a quiet cul-de-sac of unique architect-designed houses. Boasting four well-appointed bedrooms and three reception rooms and exuding a homely atmosphere with its bright and airy rooms, the property is ideal for growing families, providing a warm welcome to residents and guests alike.

To the rear of the property is Old Fold Manor Golf Course with scenic views of the 6th fairway, offering a wonderful setting for relaxation and outdoor activities. The well-maintained garden provides a private oasis for al fresco dining and entertaining, while the off-street parking ensures convenience for homeowners.

'The Spires' shopping centre, Waitrose, two golf clubs, Hadley Common, local schools and High Barnet Tube station (Northern Line) are all within walking distance, New Barnet over ground station is a short bus ride away. High Barnet has many renowned and highly regarded schools such as Foulds, Queen Elizabeth Girls and Queen Elizabeth Boys.

















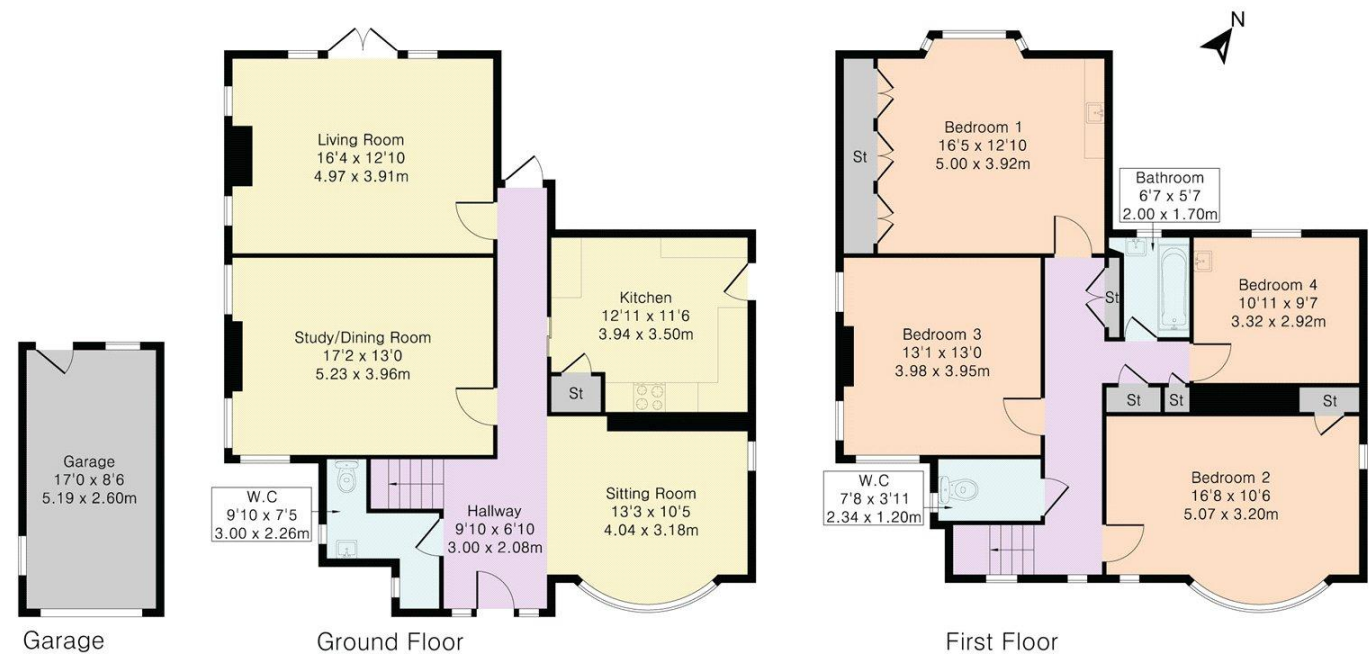








Local Authority: Barnet
Council Tax band: G
Tenure: Freehold



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		59
(39-54) E		
(21-38) F	35	
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & 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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