



Lichfield Close

Barnet, EN4



Lichfield Close

This well maintained three bedroom, two bathroom terraced home is nestled in a quiet cul-de-sac and was built approximately 30 years ago. The property is offered chain free and benefits from a garage, off-street parking, and solar panels - perfect for energy efficiency and reduced utility costs.

Upon entering, a welcoming hallway leads to a convenient downstairs W/C. To the right, there is a well-equipped kitchen.

The spacious lounge measuring over 15 ft x 15 ft, this room has a useful understairs storage cupboard and sliding patio doors that open directly onto the rear garden. The entire downstairs has been laid with attractive oak flooring throughout.

Upstairs, the landing leads to three bedrooms and family bathroom.

The principal double bedroom features fitted wardrobes and a fully tiled en-suite with a shower cubicle, sink and toilet plus a bidet hose. The second double bedroom also benefits from built-in wardrobes, while the third bedroom is currently set up as a home office with bespoke fitted desk furniture - easily convertible back into a single bedroom.

To the rear, a well maintained 36+ ft garden offers a tranquil space for outdoor dining and relaxation. The garden features a patio, mature shrubs and hedges along the boundaries, and can be accessed via the rear gate.

The front of the property boasts a charming garden with lavender and other flowering plants. The garage that has a pitched roof, providing both excellent storage and off street parking either inside or directly in front of the garage. Additional residential parking is available at the front of the home.

Eco-conscious buyers will appreciate the installed solar panels, which the current owner has found particularly effective when paired with an electric car, lowering bills and emissions.

Location Highlights:

- 0.6 miles to Cockfosters Tube Station (Piccadilly Line)
- Close to local shops, cafes, and amenities
- Highly regarded local schools nearby

This home offers the perfect balance of comfort, convenience, and sustainable living in a family friendly location.



STATONS



STATONS





STATONS



STATONS



STATONS







STATONS

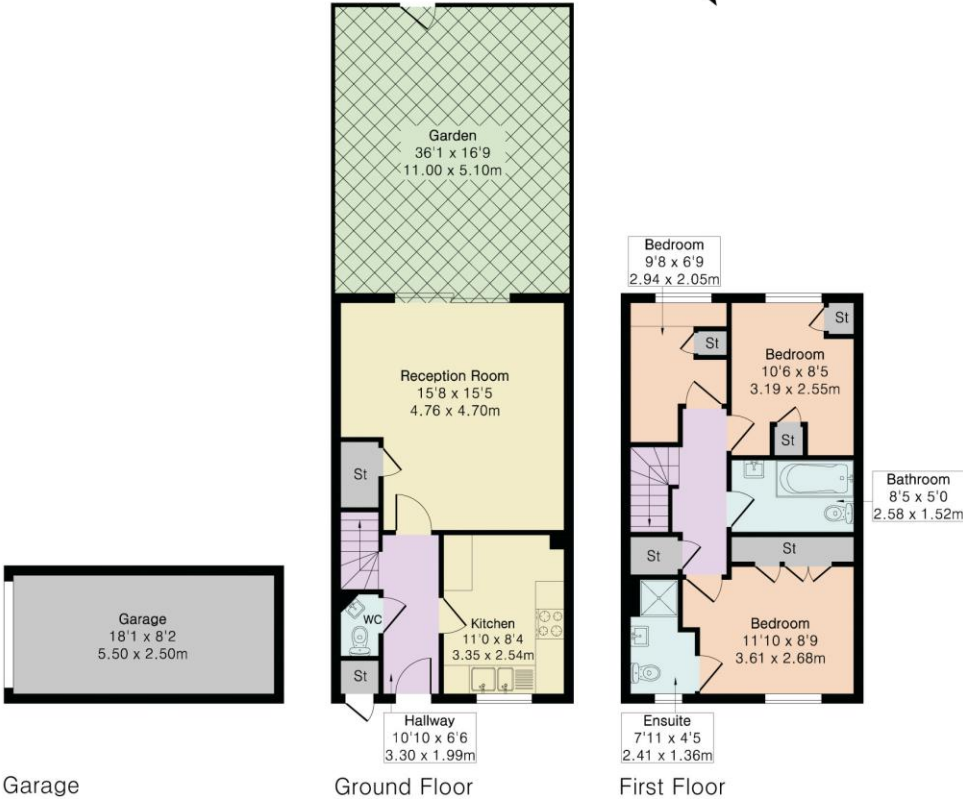


STATONS



Council Tax: E
 Local Authority: Barnet
 Tenure: Freehold

Approximate Gross Internal Area 836 sq ft - 78 sq m
 (Excluding Garage)
 Ground Floor Area 418 sq ft – 39 sq m
 First Floor Area 418 sq ft – 39 sq m
 Garage Area 148 sq ft – 14 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



STATONS

STATONS
HADLEY WOOD

10 Crescent West, Hadley Wood,
EN4 0EJ

Tel: 020 8440 9797

Email: hadley@statons.com

STATONS
www.statons.com