

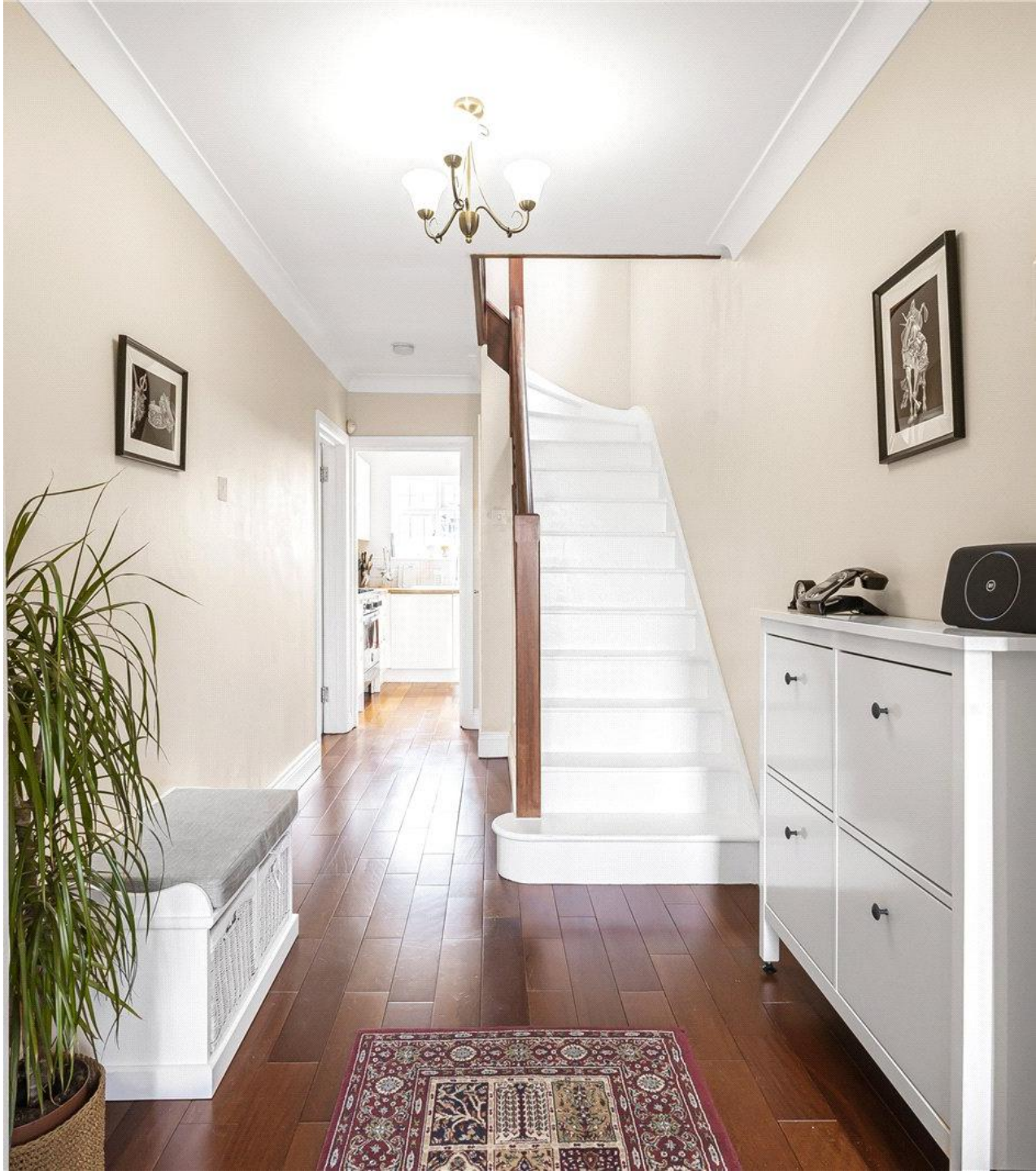


Barnet Road
Potters Bar EN6

Barnet Road Potters Bar, EN6

CHAIN FREE

- ❖ This charming semi-detached house offers a perfect blend of modern amenities and traditional charm. Boasting three bedrooms, two reception rooms and a family bathroom, this property is perfect for families looking for space and comfort.
- ❖ The house is bathed in natural light, creating a bright and inviting atmosphere throughout. The well-maintained garden provides a tranquil outdoor space for relaxation and entertainment, while off-street parking ensures convenience for residents. The property also benefits from a garage which is accessed via the rear of the property.
- ❖ With its modern fittings and homely feel, this property offers a comfortable and spacious living environment for its occupants. Situated in a scenic area, residents can enjoy peaceful surroundings and stunning views while still being close to local amenities and transport links.
- ❖ Potential to extend subject to Planning Permission.
- ❖ Located in a sought-after area, this property is within easy reach of local amenities, schools, and transport links, making it an ideal choice for those seeking a well-connected and vibrant community.







































Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D		
39-54	E	45 E	
21-38	F		
1-20	G		

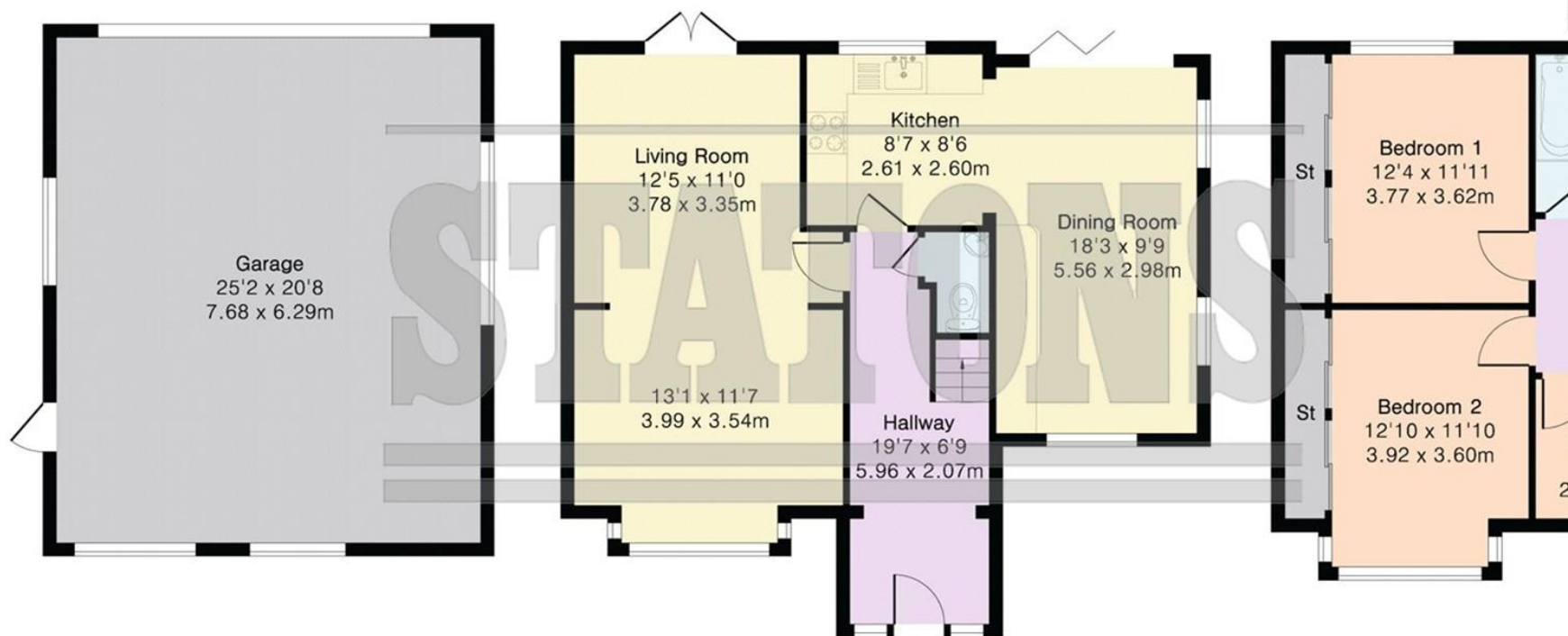
Local Authority: Hertsmere
Council Tax Band: E
FREEHOLD

Approximate Gross Internal Area 1699 sq ft - 157 sq m

Ground Floor Area 693 sq ft – 64 sq m

First Floor Area 486 sq ft – 45 sq m

Garage Area 520 sq ft – 48 sq m



Garage

Ground Floor

First Floor

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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