



Parkgate Avenue
Hadley Wood, EN4

Parkgate Avenue

Exquisite Four-Bedroom Family Home on One of Hadley Wood's Premier Roads

A beautifully presented four-bedroom, four-bathroom detached residence with garage and carriage driveway, located on one of Hadley Wood's most sought-after roads.

Just a short walk from Hadley Wood Station, this exceptional home offers a harmonious blend of modern luxury and timeless elegance.

Upon entering, you are welcomed by a stunning and inviting reception hall that provides access to all principal reception rooms. At the heart of the home lies an expansive open-plan kitchen, dining, and lounge area - the perfect space for family living and entertaining.

The bespoke kitchen is a standout feature, equipped with premium integrated appliances including an oversized Smeg oven and a bank of four Neff appliances comprising a coffee machine, steam oven, microwave oven, and a second oven, all complemented by a plate-warming drawer.

The kitchen also includes a boiling hot water tap, ample space for an American-style fridge freezer, and an integrated dishwasher. The kitchen flows effortlessly into the lounge and dining areas, which offer serene views of the beautifully landscaped rear garden. Adjacent to the kitchen is a well-appointed utility room.

Further accommodation on the ground floor includes a dedicated family TV room, a bespoke study with dual workstation overlooking the front garden, a substantial cloakroom, and a guest WC.

Upstairs, the principal bedroom suite is a luxurious retreat, featuring a boutique-style layout, modern en suite bathroom with both bath and walk-in shower, and a generous walk-in wardrobe. Three additional double bedrooms each benefit from their own en suite bathrooms and include either built-in wardrobes or dressing areas.

The rear garden is a private oasis, thoughtfully landscaped with mature borders and a large patio ideal for al fresco dining and entertaining. To the front, the carriage driveway offers ample off-street parking, bordered by manicured plantings for added curb appeal.

Location: Hadley Wood Station provides direct services to Moorgate and King's Cross in approximately 30 minutes, while Cockfosters Underground Station (Piccadilly Line) and Junction 24 of the M25 are also within easy reach. The property benefits from excellent access to Heathrow, Luton and Stansted airports, as well as nearby leisure facilities including Hadley Wood Golf Club and Tennis Club. The area is renowned for its outstanding educational options, including Stormont, Lochinver, Haberdashers' Aske's Boys' and Girls' Schools, Mill Hill, Aldenham, Belmont, Dame Alice Owen's, Haileybury, Queenswood, Queen Elizabeth's Boys' School and Queen Elizabeth's Girls' School.













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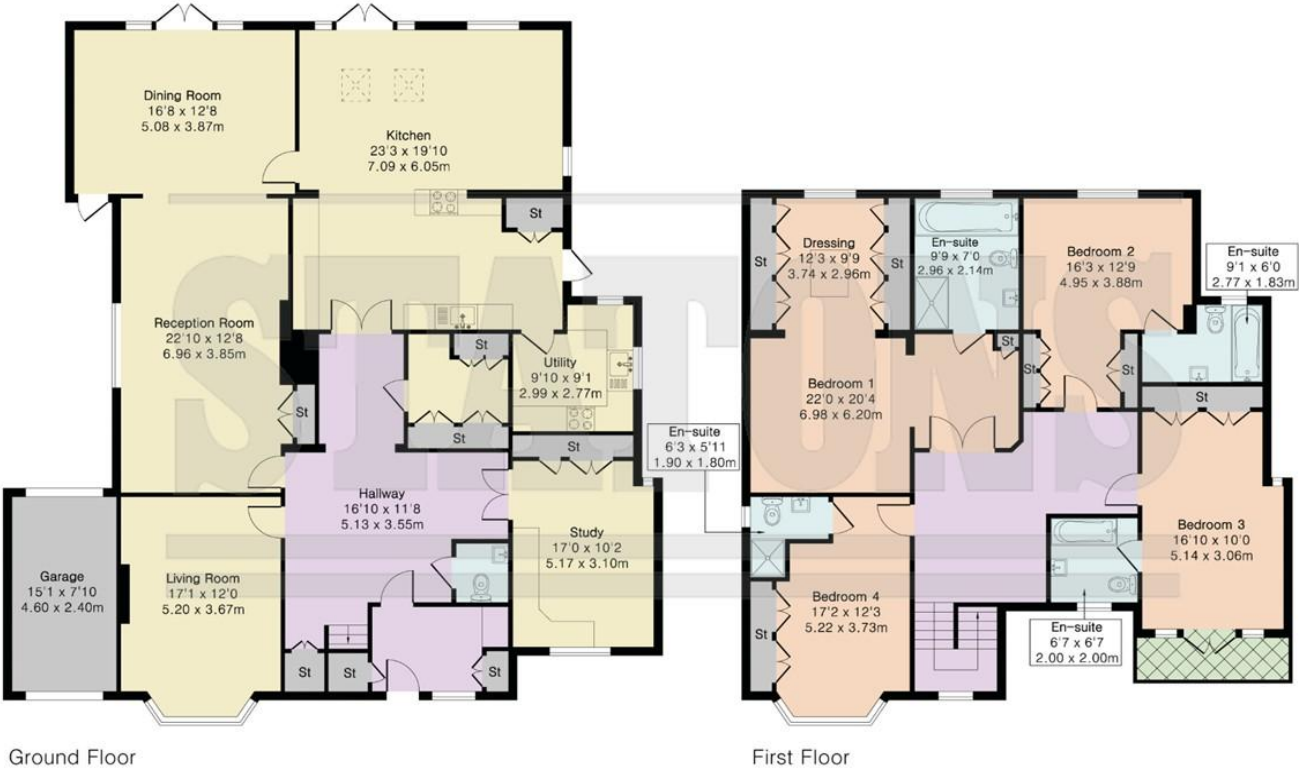
Council Tax: H
Local Authority: Enfield
Tenure: Freehold



Approximate Gross Internal Area 3371 sq ft - 313 sq m

Ground Floor Area 2031 sq ft – 189 sq m

First Floor Area 1340 sq ft – 124 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		



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.





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