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**Hadley Road  
Barnet**

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# Hadley Road, Barnet, EN5 5QU

Situated on the highly regarded Hadley Road in Barnet, this attractive and well-proportioned family home is arranged over two floors and offers versatile living space, a private rear garden, and a practical layout ideal for modern living.

The property is entered via a welcoming hallway, providing access to the main living areas and stairs to the first floor. To the front of the house is a bright and comfortable living room, featuring a curved bay window that allows for excellent natural light.

Moving through the property, there is a separate dining room, ideal for entertaining or family meals, which leads into a fitted kitchen positioned to the rear. The kitchen offers direct access to the garden, creating a convenient indoor-outdoor flow. A ground floor WC and useful storage cupboards are also located on this level.

Beyond the dining area is an additional lounge, overlooking the garden, providing a second reception space that can be used as a family room, playroom, or informal sitting area.

The first floor comprises three well-proportioned bedrooms, all arranged off a central landing. The principal bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a family bathroom. There is also a separate study, ideal for home working or use as a nursery or dressing room, along with additional storage cupboards off the landing.

To the rear, the property enjoys a generous private garden, mainly laid to lawn and offering ample space for outdoor entertaining, children's play, or future landscaping. A detached shed provides useful external storage.

Hadley Road is a sought-after residential location in Hadley Road is a popular residential street in Barnet EN5, conveniently located close to High Barnet and Barnet High Street, with its range of shops, cafés and amenities. The area benefits from excellent green spaces including Hadley Green and King George's Fields, as well as highly regarded local schools.

Hadley Road is a well-regarded residential street in Barnet EN5, close to High Barnet and Barnet High Street, offering a variety of shops, cafés and local amenities. The area is particularly popular with families due to its proximity to respected schools including Queen Elizabeth's School, Queen Elizabeth's Girls' School, and Foulds School. Nearby green spaces include Hadley Green and King George's Fields, while High Barnet Underground Station (Northern Line) provides direct access into Central London.



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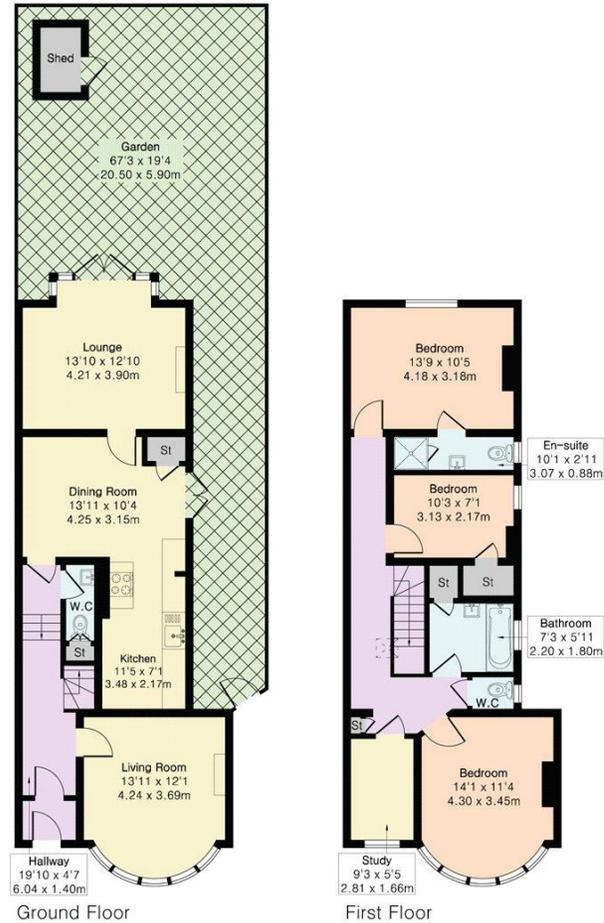




Approximate Gross Internal Area 1417 sq ft - 132 sq m

Ground Floor Area 718 sq ft – 67 sq m

First Floor Area 699 sq ft – 65 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. 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 and no guarantee is given on the 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.



Local Authority: Barnet  
Council Tax band: F  
Tenure: 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.

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