



Tudor Road
Barnet, EN5

Tudor Road

Situated on a highly regarded residential turning in Barnet, 'Carinya' is an expansive detached family home arranged over three floors, offering versatile living space and boasting attached annexe, fabulous outdoor office, own driveway, and an integral garage.

The ground floor configuration is broad and adaptable, perfect for modern family dynamics or multi-generational living. A welcoming entrance hallway with built-in storage leads into a generous main living room with a front facing window, open to dining area, kitchen with access to rear garden. There is also an attached annexe with its own entrance which has a living room, bedroom and shower room.

The first floor accommodates three well proportioned bedrooms centered around a bright landing. This level features a large front-facing double bedroom, a second comfortable double bedroom overlooking the rear garden with built in wardrobe space, and a practical single bedroom or home office. These rooms are served by a spacious family bathroom complete with dedicated storage. The entire second floor is dedicated to a private principal bedroom suite, boasting dual skylights, eaves storage, and its own en-suite shower room.

The outdoor spaces are a major highlight of the property. The large, north-westerly facing rear garden features a patio area with steps leading up to a lawn area. At the far end of the garden sits a spacious outbuilding currently used as an office could be repurposed to be a gym, games room, or workshop.

The location is exceptionally well-connected, with Tudor Road situated within walking distance of New Barnet and Hadley Wood mainline stations, which provide services into Moorgate and Kings Cross. High Barnet, with its multiple shops, restaurants, and Northern Line underground station, is also close at hand, and the M25 is just a short drive away.

Additionally, the area benefits from a wide choice of highly regarded schools, both private and state, making it an ideal setting for growing families.





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Council Tax: F
Local Authority: Barnet
Tenure: Freehold

Approximate Gross Internal Area 1883 sq ft - 175 sq m (Excluding Garage & Outbuilding)

Ground Floor Area 1016 sq ft – 94 sq m
 First Floor Area 512 sq ft – 48 sq m
 Second Floor Area 355 sq ft – 33 sq m
 Garage Area 220 sq ft – 20 sq m
 Outbuilding Area 313 sq ft – 29 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		



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.



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