



Alston Road
Barnet

Alston Road, Barnet, EN5 4ET

Situated on the top floor, this well-proportioned apartment offers bright and versatile accommodation, complemented by electronic rear gate parking.

The property opens into a welcoming entrance hall, providing access to all principal rooms. To the left is an impressive open-plan kitchen and reception room, creating an excellent space for both everyday living and entertaining. The generous layout comfortably accommodates distinct seating and dining areas, while the fitted kitchen is thoughtfully arranged with ample worktop and storage space.

The apartment offers two well-sized double bedrooms, both enjoying good natural light and offering plenty of space for freestanding furniture. Positioned between the bedrooms is a modern family bathroom, fitted with a bath, shower, wash hand basin and WC.

Additional eaves storage is available throughout the apartment, providing practical storage solutions and helping to maximise the living space.

Ideally situated in this enviable location, the property is within walking distance of The Spires Shopping Centre, offering a wide selection of shops, restaurants, boutiques and coffee shops. High Barnet Underground Station (Northern Line) is also nearby, providing excellent links into Central London, while the area further benefits from nearby green open spaces and convenient road connections, making this an ideal home for first-time buyers, professionals and those looking to downsize.





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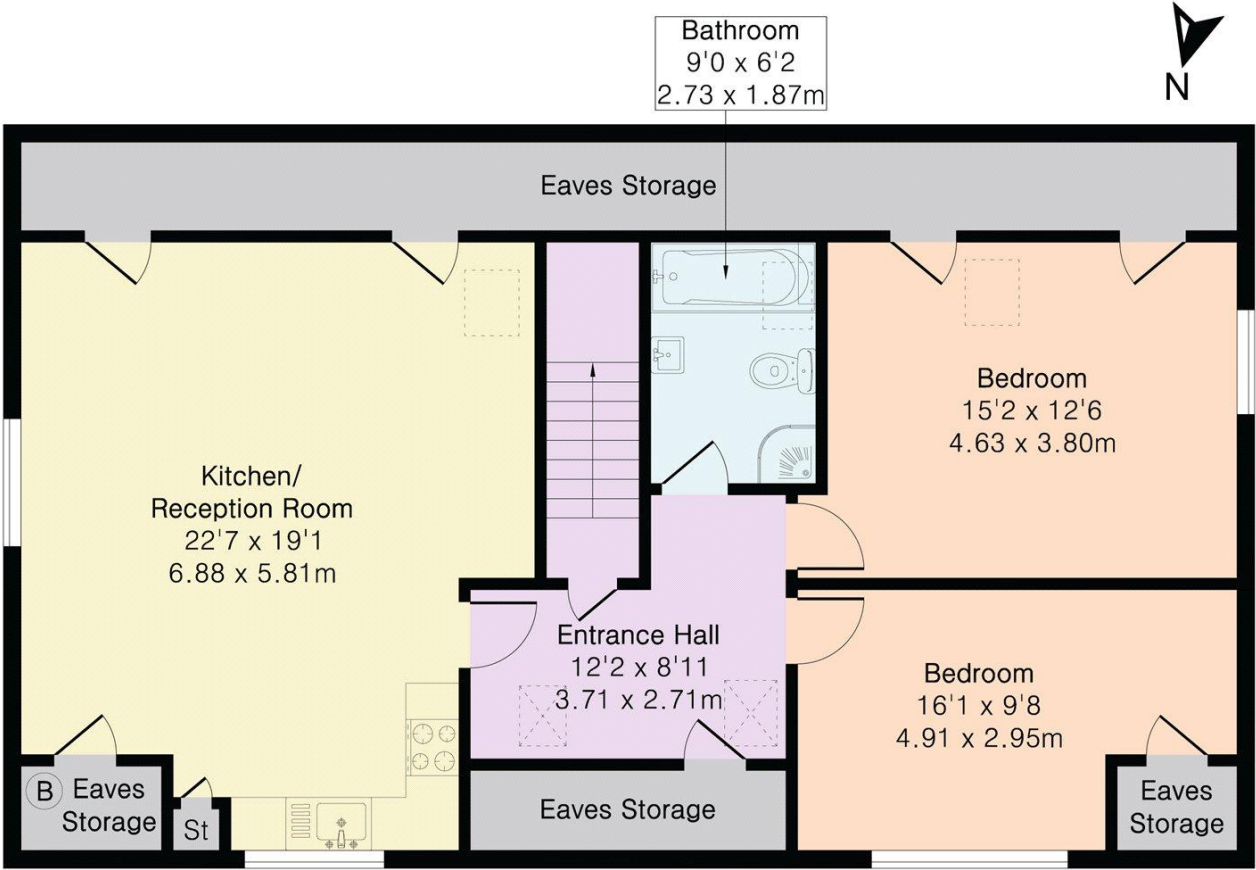








Approximate Gross Internal Area 938 sq ft - 87 sq m



First Floor

Local Authority: Barnet
Council Tax band: D
Tenure: Share of Freehold



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.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	82 B	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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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