



**Sebright Road**

High Barnet, Barnet, EN5 4HL

Guide Price £799,000





# Sebright Road

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\* CHAIN FREE \*

Arranged over three levels and linked by a stunning spiral staircase, this beautiful family home is the ideal residence for both couples and families alike. The DECEPTIVELY SPACIOUS PROPERTY offers versatile accommodation and has been thoughtfully designed to maximised all aspects of this extremely attractive SEMI DETACHED HOME.

The house has been improved and renovated to an exceptionally high standard by the current long-standing owners. A HIGHLY SOUGHT AFTER LOCATION with the added benefit of OFF STREET PARKING and a dropped kerb, the property offers a rare opportunity to move to a desirable residential neighbourhood within the catchment of MANY GOOD & OUTSTANDING SCHOOLS.

A stylish covered approach generates a secure space adjacent to the property and it continues to deliver throughout. Greeted by an impressive spiral wrought iron staircase, the ground floor presents light & extensive living space, including a study, open plan kitchen/breakfast room, dining area and bright front lounge. The tasteful first and second floor accommodation provides a double bedroom, large family bathroom, king size guest room with en-suite facility and a gorgeous principal suite complete with dressing area, further en-suite and spectacular views.

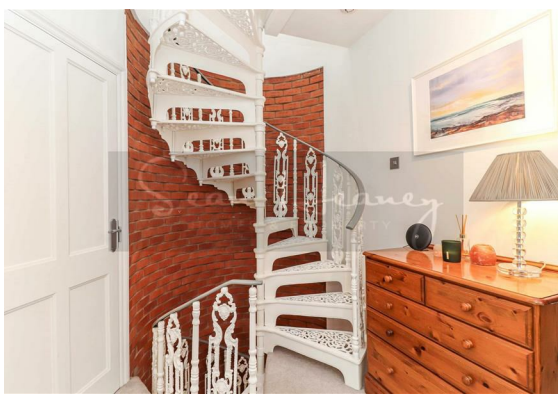
Double glazed French doors open onto a sweeping 97' garden with patio area and OUTBUILDING/HOME OFFICE/GYM.

We strongly advise an early viewing.

EPC : D

BARNET COUNCIL TAX BAND : E

TENURE : FREEHOLD







## GROUND FLOOR

Entrance

Hallway

Reception Room

15'6 x 14'0 (4.72m x 4.27m)

Dining Room

15'9 x 15'7 (4.80m x 4.75m)

Study

7'8 x 6'5 (2.34m x 1.96m)

Kitchen

15'6 x 14'8 (4.72m x 4.47m)

## FIRST FLOOR

Landing

Bedroom

10'3 x 9'2 (3.12m x 2.79m)

Family Bathroom

8'9 x 5'9 (2.67m x 1.75m)

Bedroom

15'7 x 11'11 (4.75m x 3.63m)

## SECOND FLOOR

Principal Suite

22'6 x 14'10 (6.86m x 4.52m)

En Suite Area

9'9 x 3'11 (2.97m x 1.19m)

GARDEN

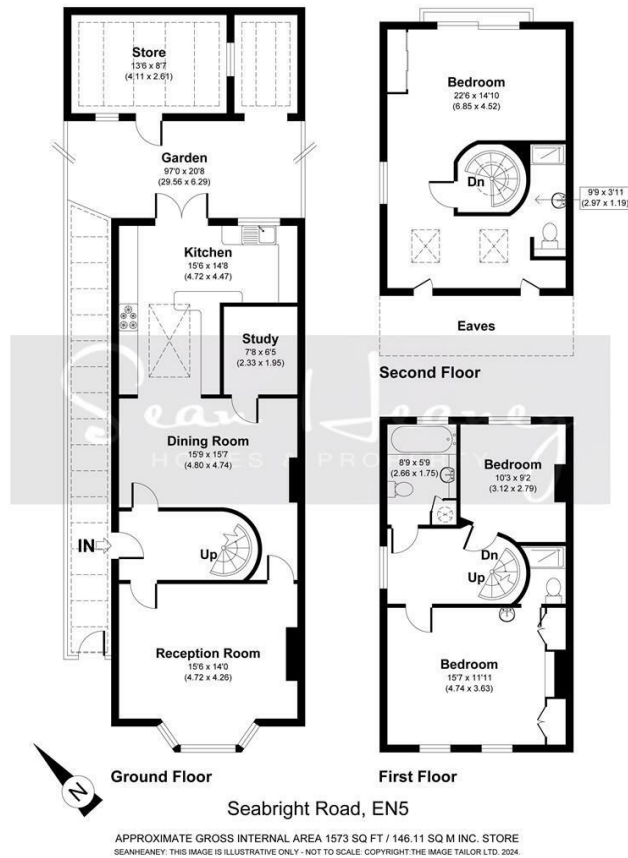
97'0 x 20'8 (29.57m x 6.30m)

OUTBUILDING

13'6 x 8'7 (4.11m x 2.62m)



## Floor Plan



## Viewing

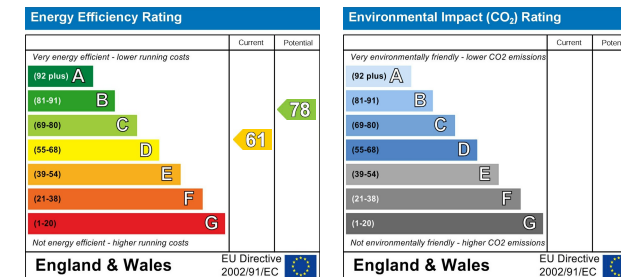
Please contact our Barnet Office on 020 8441 7173 if you wish to arrange a viewing appointment for this property or require further information.

1. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor.
2. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.
3. Room measurements have been made using a Laser Meter. Complete accuracy cannot be guaranteed and therefore the room sizes given should be regarded as being approximate.
4. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.
5. Floor plans remain copyright of Sean Heaney Estate Agents and are not to be copied in part or full without written consent, are provided for illustrative purposes only and are not to scale.

## Area Map



## Energy Efficiency Graph



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