



BRITISH  
PROPERTY  
AWARDS

2021  
2024

★★★★★

GOLD WINNER

ESTATE AGENT  
IN BARNET



3

Bedrooms



3

Bathrooms





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**3 Bedroom House with 1 Bedroom Annex attached to side with own kitchen & bathroom. Set in peaceful location overlooking a field. 3 Bedrooms, Separate reception, 2 bathrooms, & kitchen/diner. Potential good investment for Buy-To-Let.**

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**ENTRANCE:** 6' 02" x 2' 10" (1.88m x 0.86m)

**BATHROOM:** 6' 07" x 5' 02" (2.01m x 1.57m)

**FRONT RECEPTION:** 10' 07" x 10' 02" (3.23m x 3.10m)

**HALL:** 5' 09" x 3' 06" (1.75m x 1.07m)

**KITCHEN/DINER:** 17' 00" x 05' 09" (5.18m x 1.75m)

**LANDING:** 9' 04" x 3' 00" (2.84m x 0.91m)

**FRONT BEDROOM:** 10' 00" x 10' 03" (3.05m x 3.12m)

**REAR BEDROOM:** 7' 06" x 8' 03" (2.29m x 2.51m)

**REAR BEDROOM:** 8' 00" x 7' 04" (2.44m x 2.24m)

**GARDEN:** 44' 00" x 17' 08" (13.41m x 5.38m)

**ANNEX - LOUNGE/DINER:** 21' 08" x 9' 02" (6.60m x 2.79m)

**ANNEX - WATER CLOSET:** 5' 08" x 2' 05" (1.73m x 0.74m)

**ANNEX - LANDING:** 11' 03" x 2' 09" (3.43m x 0.84m)

**ANNEX - BATHROOM:** 8' 10" x 4' 07" (2.69m x 1.40m)

**ANNEX - BATHROOM:** 8' 10" x 4' 07" (2.69m x 1.40m)

**ANNEX - BEDROOM:** 10' 00" x 9' 00" (3.05m x 2.74m)

**ANNEX - REAR GARDEN:** 55' x 25' (16.76m x 7.62m)

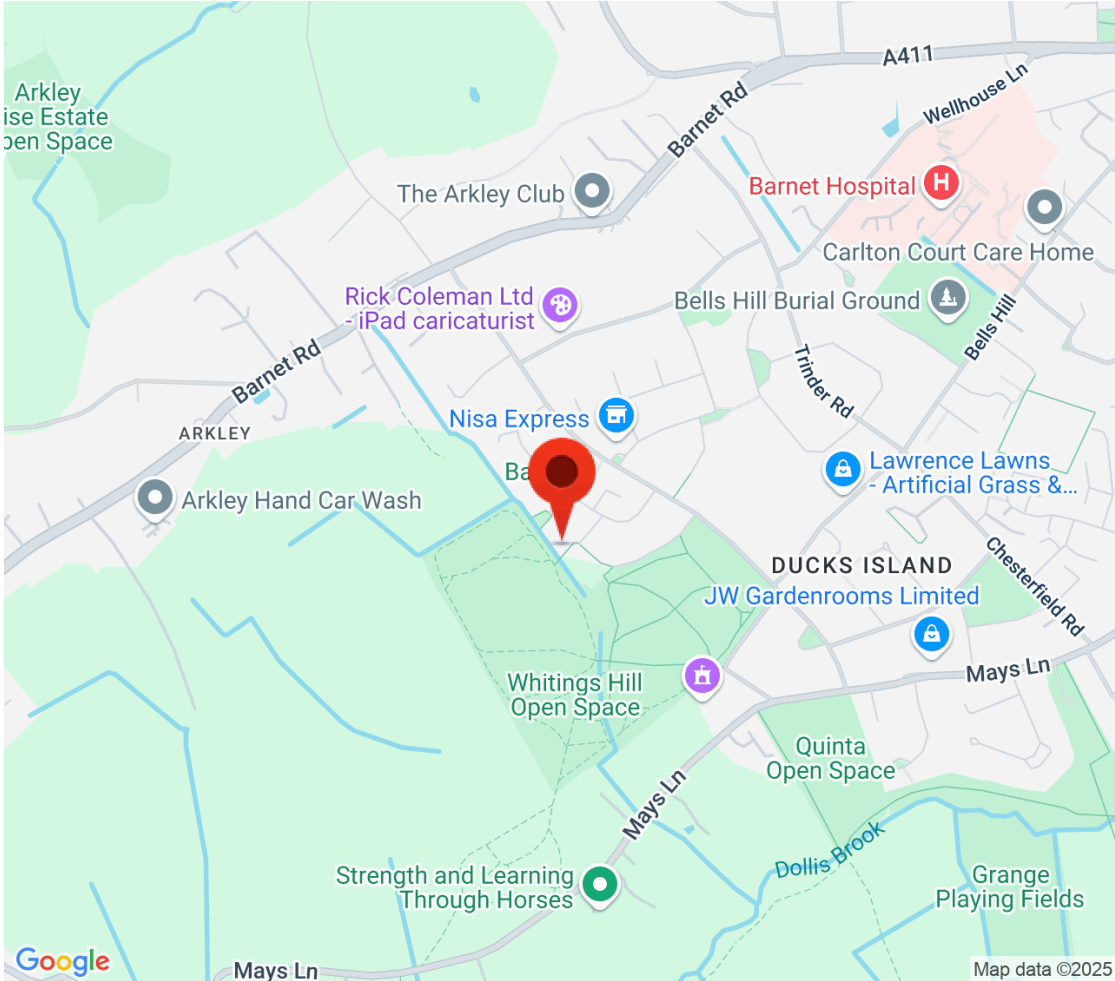
**ANNEX - SIDE GARDEN:** 36' x 26' (10.97m x 7.92m)





£750,000

Farm Close, High Barnet, EN5



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: Farm Close, High Barnet, EN5

