



26 HATHERLEIGH GARDENS, POTTERS BAR EN6 5HZ

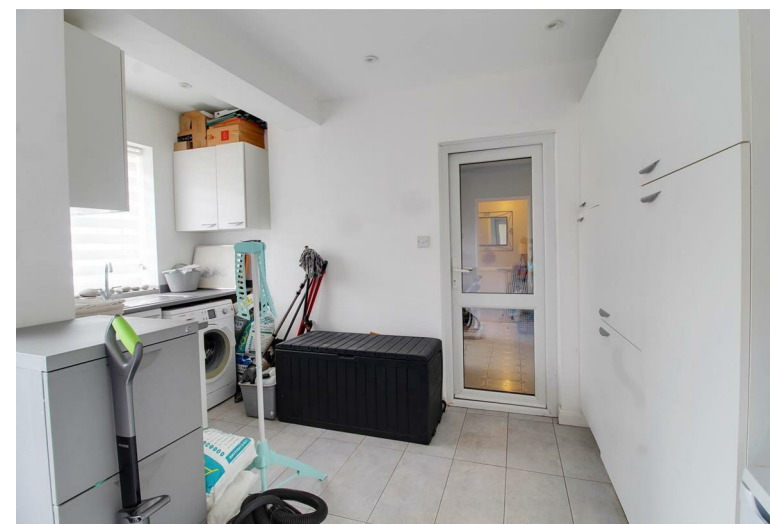
Asking Price £725,000 | Freehold

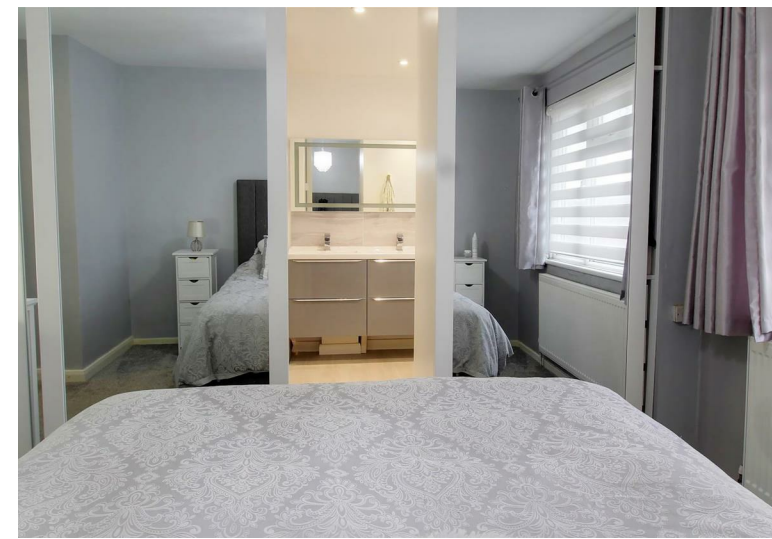
ANDREW WARD EST 1988
ESTATE AGENTS



Property Overview

A beautifully presented extended four bedroom, two bathroom semi detached family house with private drive and South facing mature garden. The property has been tastefully extended by the current owners to provide both spacious and modern living space throughout. Accommodation comprises entrance hall with cloakroom, spacious living room room with feature fireplace with doors to garden, inter-connecting doors to family/dining room, modern fitted kitchen and large utility room with door to front. A noteworthy feature of the property are its four good size double bedrooms with plenty of built in wardrobes and wonderful concealed en suite to the master and family bathroom. The property is approached by an independent drive with a beautiful mature south facing garden with fruit trees.





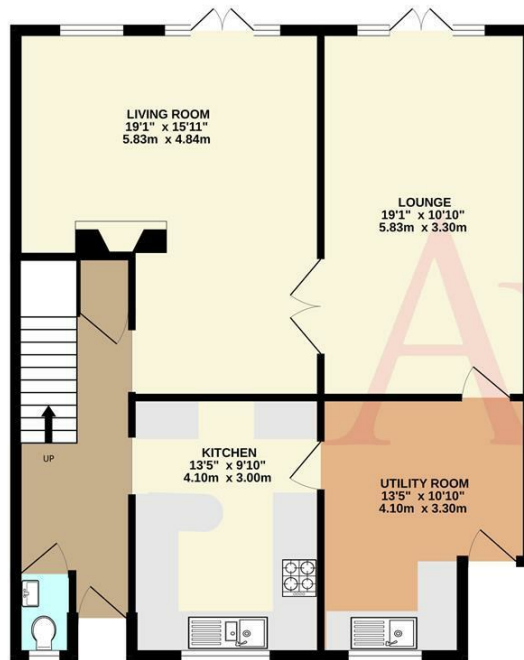
Property Features

- Living Room: 19'1 x 15'11
- Family/Dining Room: 19'1 x 10'10
- Kitchen: 13'5 x 9'10
- Utility Room 13'5 x 10'10 & Cloakroom
- Family Bathroom
- Master Bedroom: 15'8 x 9'1 plus En Suite
- Bedroom Two: 15'11 x 9'10
- Bedroom Three: 10'2 x 7'5
- Bedroom Four: 10'11 x 6'9
- 70ft South Facing Garden

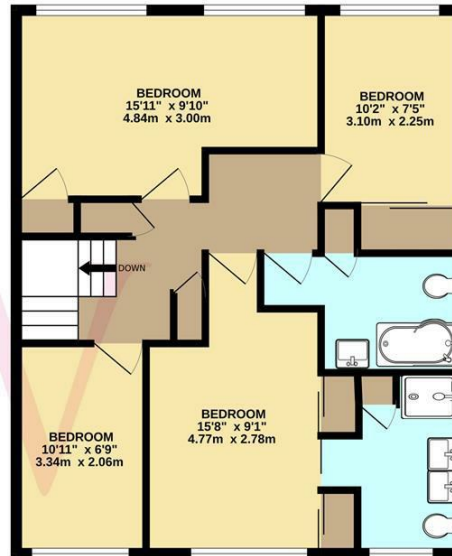
Agents Notes

The property is situated in this highly regarded residential turning within a short drive to the town centre with its vast array of shops and restaurants along with excellent road and train links into London and local private and state schools.

GROUND FLOOR
839 sq.ft. (77.9 sq.m.) approx.



1ST FLOOR
658 sq.ft. (61.2 sq.m.) approx.



TOTAL FLOOR AREA : 1497 sq.ft. (139.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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All enquiries and negotiations must be carried out through Andrew Ward Estate Agents.

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