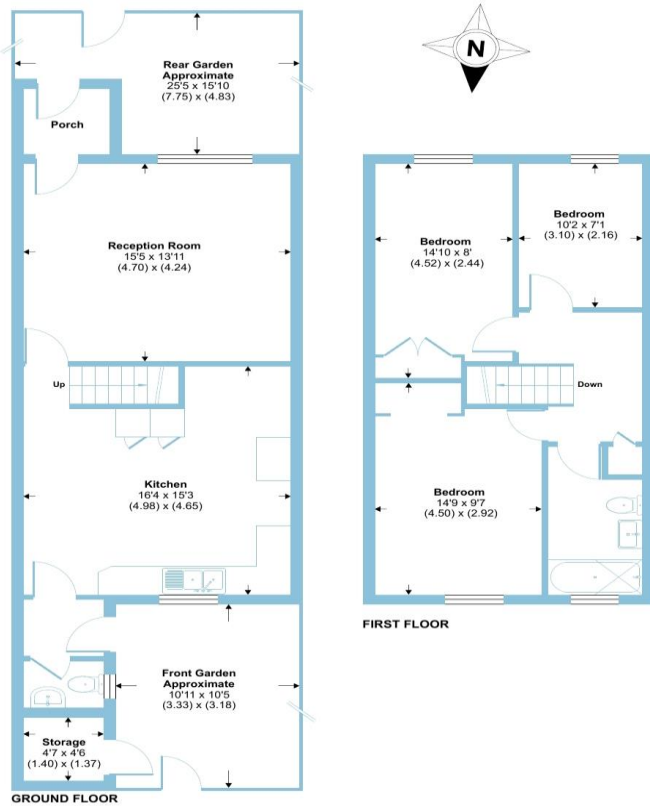




Meadow Close, Barnet EN5 2UF

Meadow Close, Barnet, EN5

Approximate Area = 1010 sq ft / 93.8 sq m
Outbuilding = 21 sq ft / 1.9 sq m
Total = 1031 sq ft / 95.7 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © rickshom 2024. Produced for Barnard Marcus. REF: 1193082



welcome to Meadow Close, Barnet

- Three-bedroom family home
- Peaceful location
- Kitchen breakfast area
- 0.5 miles to High Barnet tube station
- 0.3 miles to The Totteridge Academy

Tenure: Freehold

EPC Rating: C

offers in excess of **£425,000**



Located on a quiet cul-de-sac in the heart of Barnet you will find this three-bedroom terraced family home. The residence could suit families looking for a home within close-proximity to schools and the areas local schools.

The residence offers a lounge diner with fitted kitchen breakfasting area to the front of this home with guest WC. To the first floor you will find three good-sized bedrooms and family bathroom. The property benefits from a South facing rear garden. Positioned in this peaceful location this home is located 0.5 miles from High Barnet Northern Line tube station and just 0.3 miles from The Totteridge Academy which is popular with local residents.

view this property online barnardmarcus.co.uk/Property/WTS106681



Property Ref:

WTS106681 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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