



Burlington Rise, Barnet, EN4 8NN

Asking Price: £675,000

Freehold

Burlington Rise, Barnet, EN4 8NN

Offered for sale this three bedroom house with extended Kitchen & Living room with off street parking and moments from Churchill Primary School.

Accommodation comprises two reception rooms, extended kitchen breakfast room, ground floor study room and W/C. Three bedrooms to the first floor, family bathroom and potential to extend to the loft subject to planning permission.

Situated close to Oakhill Park and highly regarded schools such as Church Hill, Oak Hill & St Marys CofE Primaries. Under 10 minutes walk to Oakleigh Park Railway Station which offers direct transport links into London's Kings Cross & Moorgate.

- SEMI-DETACHED HOUSE
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- EXTENDED KITCHEN & LIVING ROOM
- OFFICE/STUDY ROOM
- DOWNSTAIRS W/C
- FAMILY BATHROOM
- OFF STREET PARKING
- 70FT SOUTH EAST FACING GARDEN
- COUNCIL TAX BAND E



Burlington Rise, East Barnet, Barnet, EN4

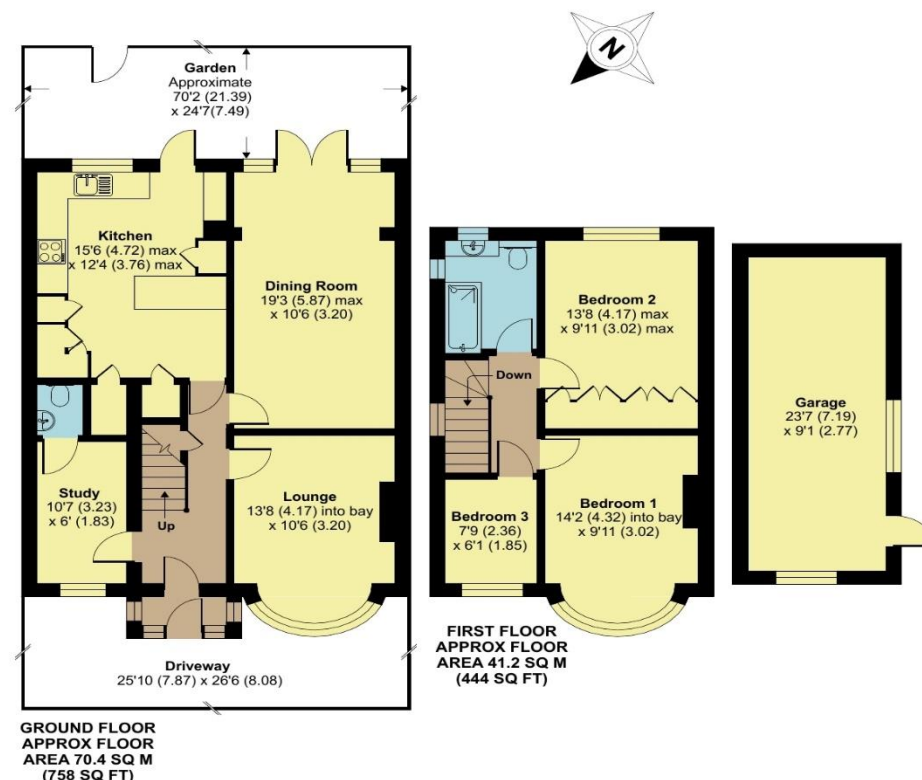
Approximate Area = 1202 sq ft / 111.6 sq m

Garage = 213 sq ft / 19.7 sq m

Total = 1415 sq ft / 131.4 sq m

For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Hunters - Barnet & Whetstone. REF: 1095530









Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Hunters Whetstone

99 Russell Lane
Whetstone
N20 0BA

T: 020 8368 7138

E: info@hunters-whetstone.co.uk

www.hunters-whetstone.co.uk

Disclaimer

The agent has not checked any apparatus, fixtures or fittings or services and cannot verify they are in working order or fit for their purpose. Neither has the agent checked the legal documentation to verify the Freehold / Leasehold status of the property. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.