



Cockfosters Road, Barnet, EN4 0AW  
£5,000 Per Calendar Month      Council Tax Band G

**REAL ESTATES**  
Est. 1981  
Estate Agents · Residential Sales · Investments · Lettings

**\*\*AVAILABLE NOW\*\* FURNISHED \*\*** An exquisite property located on Cockfosters Road in Barnet. This luxurious ground floor flat boasts a generous 2,067 sq ft of living space, perfect for those seeking a spacious and modern home.

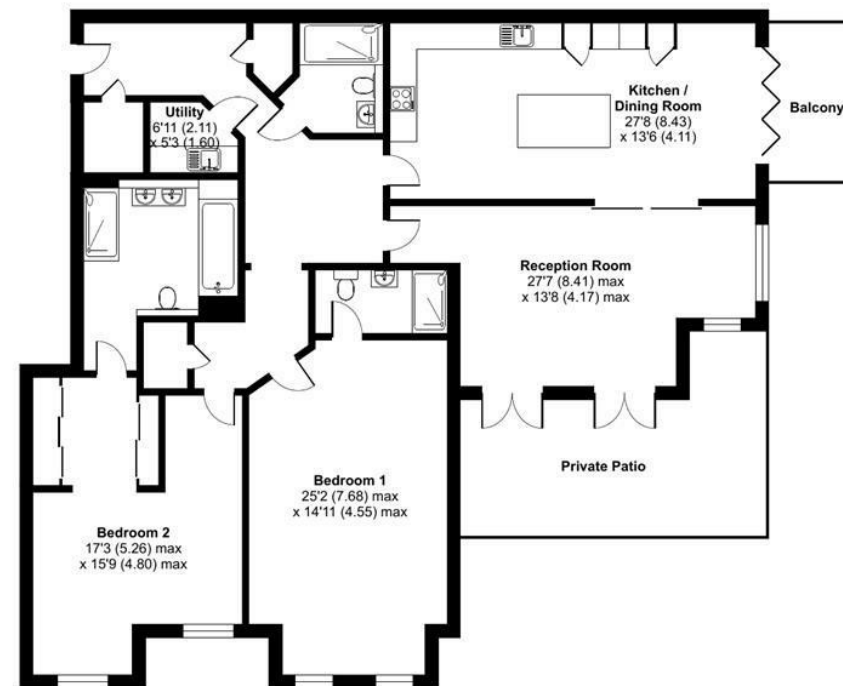
## Cockfosters Road, Barnet, EN4

Approximate Area = 2003 sq ft / 186 sq m  
For identification only - Not to scale

Upon entering, you are greeted by a stylish open plan kitchen/living area, ideal for entertaining guests or simply relaxing in style. The property features not one, but three bathrooms, ensuring convenience and comfort for all residents.

The two large double bedrooms offer ample space for rest and relaxation, while the terraced area provides a lovely outdoor spot to enjoy a morning coffee or evening drink. Built in 2017, this purpose-built flat exudes contemporary elegance and sophistication.

Located in a prime area, this property is perfect for those looking for a high-end lifestyle in a sought-after location. Don't miss the opportunity to make this luxury apartment your new home.



GROUND FLOOR

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
102-100	A	89	89
81-101	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Real Estates. REF: 1203963