



84 BILLY LOWS LANE, POTTERS BAR EN6 1XL

Asking Price £615,000 | Freehold

ANDREW WARD EST. 1988  
ESTATE AGENTS





## Property Overview

Featuring a lovely 100ft south facing rear garden, this chain free and well presented two/three double bedroom semi detached bungalow is located in a highly sought after residential turning in the heart of Potters Bar. The property which is being sold subject to probate, comprises a lounge which has double doors opening onto the garden, a separate dining room/bedroom three, fitted kitchen, two good sized bedrooms and a bathroom which is fitted with a shower.

Externally, the front drive provides off street parking for two cars on own driveway and the garden has a large paved terrace, wide side area with front access,, two timber storage sheds and a well maintained rear garden.

The property provides enormous potential to extend to the rear, side and into the loft, subject to the usual planning consents.





## Property Features

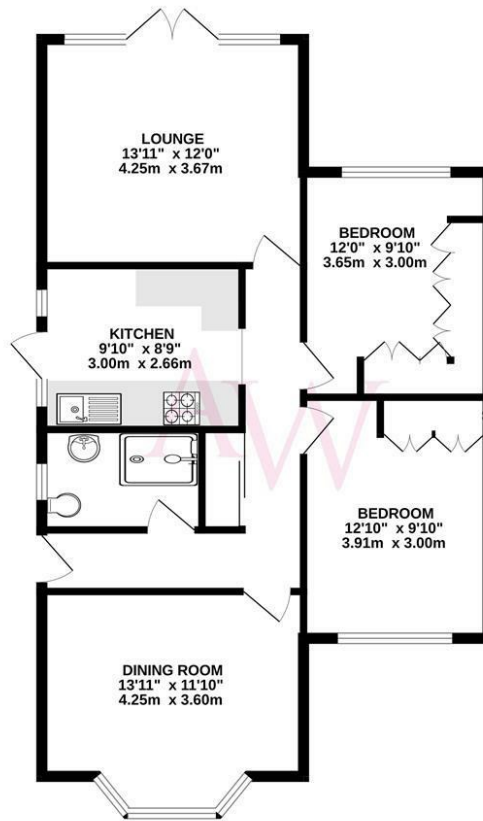
- LOUNGE: 13'11 x 12'0
- DINING ROOM: 13'11 x 11'10
- KITCHEN: 9'10 x 8'9
- OFF STREET PARKING
- GAS CENTRAL HEATING
- BEDROOM 1: 12'10 x 9'10
- BEDROOM 2: 12'0 x 9'10
- BATHROOM
- 100FT SOUTH FACING REAR GARDEN
- DOUBLE GLAZED WINDOWS

## Agents Notes

EPC RATING: E

COUNCIL TAX BAND: E

GROUND FLOOR  
803 sq.ft. (74.6 sq.m.) approx.



TOTAL FLOOR AREA: 803 sq.ft. (74.6 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 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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