



107 THE WALK, POTTERS BAR EN6 1QJ

Asking Price £750,000 | Freehold

ANDREW WARD EST. 1988
ESTATE AGENTS

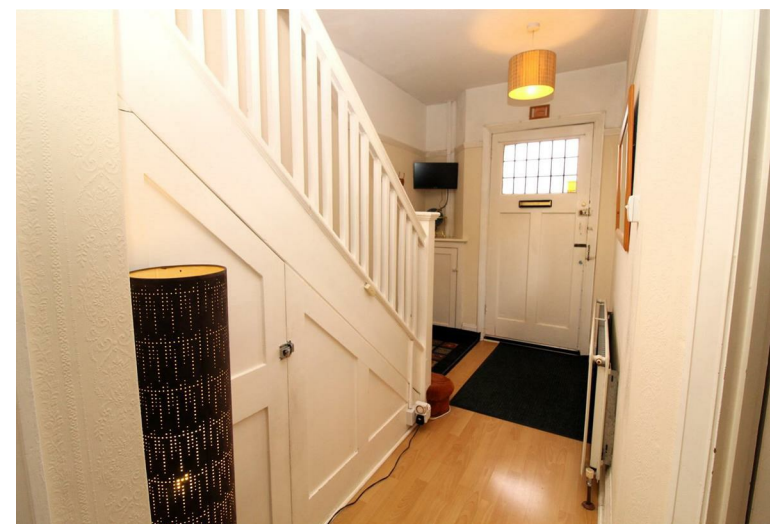


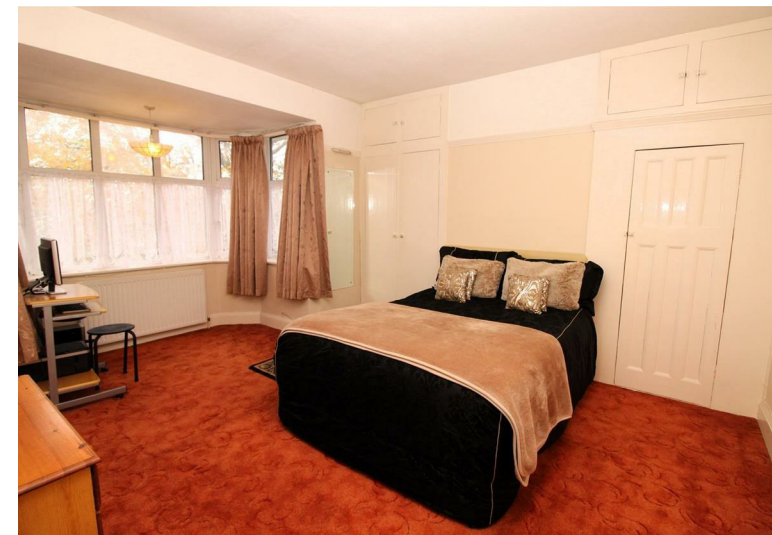
Property Overview

RARELY AVAILABLE - This larger than average chain free 1930's built three double bedroom semi detached family home is situated within a short walk away from Potters Bar mainline station and shops. The accommodation comprises two separate reception rooms, (both with bay windows), kitchen, guest cloakroom, three good sized bedrooms which all have fitted wardrobes, the main bedroom has an en-suite shower and there is also a family bathroom.

Externally the block paved driveway provides off street parking for two/three cars, a storage garage and a 125ft rear garden.

There is enormous potential to extend to the rear, side and loft, subject to the usual planning consents.





Property Features

- LOUNGE: 16'1 x 14'6
- DINING ROOM: 19'4 x 11'2
- KITCHEN: 12'0 x 9'10
- GUEST CLOAKROOM
- STORAGE GARAGE: 15'9 x 8'11
- BEDROOM 1: 16'1 x 13'0
- BEDROOM 2: 15'4 x 11'4
- BEDROOM 3: 12'0 x 10'0
- BATHROOM AND EN-SUITE SHOWER
- 125FT REAR GARDEN

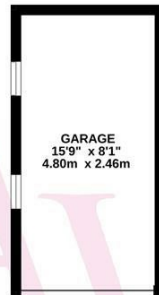
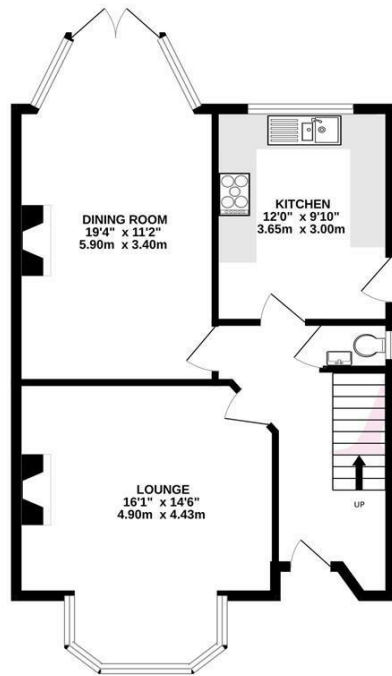
Agents Notes

The property benefits from high ceilings, feature stained glass window to the first floor landing, fire places, double glazed windows and gas central heating.

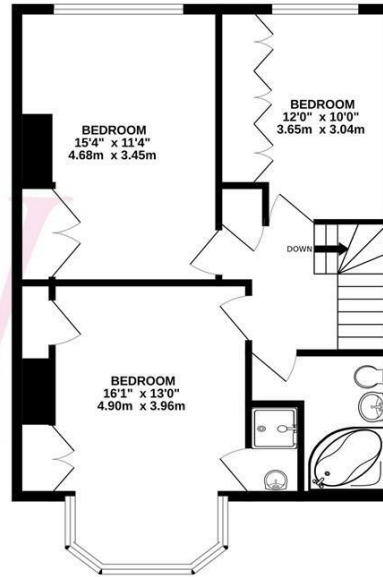
EPC RATING: D

COUNCIL TAX BAND: F

GROUND FLOOR
742 sq.ft. (69.0 sq.m.) approx.



1ST FLOOR
594 sq.ft. (55.2 sq.m.) approx.



TOTAL FLOOR AREA : 1336 sq.ft. (124.1 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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