



119 BILLY LOWS LANE, POTTERS BAR EN6 1UY

Asking Price £1,125,000 | Freehold

ANDREW WARD EST. 1988
ESTATE AGENTS



Property Overview

Directly opposite Parkfield Open Space, this beautifully presented four bedroom, three bathroom (two en-suite) detached family home has been thoughtfully extended, providing off street parking on a gravelled driveway for four cars and without doubt one of the outstanding features of this fabulous property is the stunning 150ft mature landscaped rear garden.

The property provides well balanced and spacious accommodation in excess of 2000 sq.ft, which comprises a welcoming entrance hall, the front lounge has an open working fire, a music room/office or possibly a fifth bedroom and a guest cloakroom. There is a superb open plan kitchen/diner/family room with bi-fold doors opening onto the rear garden.

There is raised decking, a well manicured central lawn, pond with water feature, two apple trees, a cherry tree, side access to the front, a further lawned area to the rear, a summer house and a bespoke garden studio which would be perfect for use as a home office.

A fabulous home in a great location.





Property Features

- LIVING/DINING ROOM: 24'10 x 19'2
- LOUNGE: 14'11 x 12'0
- KITCHEN: 13'5 x 7'5
- MUSIC ROOM: 16'1 x 7'5
- SUPERB 150FT REAR GARDEN
- FOUR BEDROOMS
- THREE BATHROOMS (TWO EN-SUITE)
- GUEST CLOAKROOM
- GARDEN OFFICE: 17'11 x 13'1
- OPPOSITE PARKFIELD OPEN SPACE

Agents Notes

The property stands on a generous plot, not overlooked to the front and enjoying fabulous views to the rear overlooking the stunning landscaped garden.

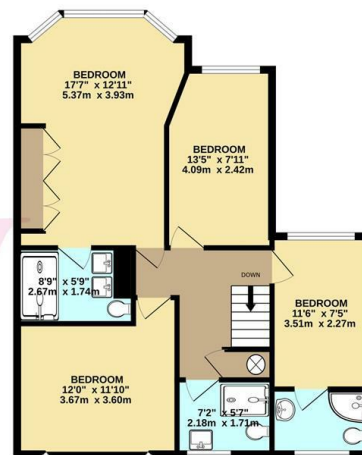
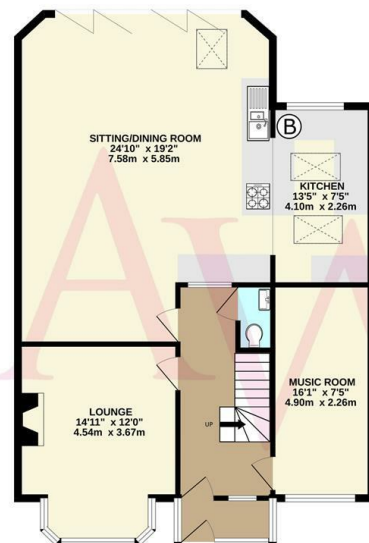
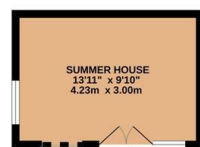
EPC RATING: C

COUNCIL TAX BAND: F

OUTBUILDINGS
375 sq.ft. (34.6 sq.m.) approx.

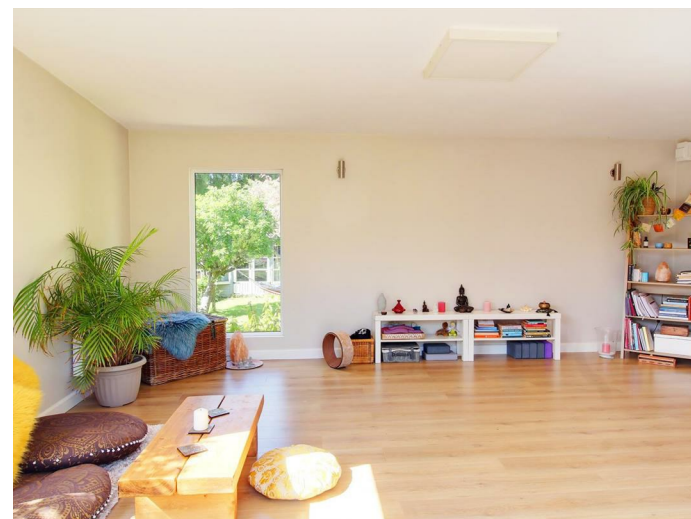
GROUND FLOOR
958 sq.ft. (88.0 sq.m.) approx.

1ST FLOOR
729 sq.ft. (67.7 sq.m.) approx.



TOTAL FLOOR AREA : 2062 sq.ft. (191.6 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 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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