



Barrowell Green, London, N21 3AY

welcome to
Barrowell Green, London

In association with Rapid Sale, Barnfields are delighted to offer for sale this extended three bedroom semi-detached house in a most sought after location with a large side plot giving scope for further development.

The property is offered on a chain free basis and must be viewed to appreciate its potential.



Front Door Opens To:-

Large entrance porch with door to garden and windows to side, door leads to:-

Entrance Hall

Fitted carpet, understairs cupboard.

Kitchen / Breakfast Room

18' 5" x 10' 9" (5.61m x 3.28m)
Range of fitted wall and base units with toning worktops, sink and drainer, built-in double oven, plumbing for washing machine, space for fridge/freezer, double glazed windows to front, tiled floor, storage heater.

Lounge

22' 4" x 12' 2" (6.81m x 3.71m)
Fitted carpet, double glazed windows and door to garden, electric storage heater.

Downstairs WC

Low level WC, tiled floor, window to rear.

First Floor**Landing**

Fitted carpet, double glazed window to side, loft hatch leading to loft storage space.

Bedroom One

12' 8" x 12' 3" (3.86m x 3.73m)
Fitted carpet, double glazed window to front, built-in cupboard, electric storage heater.

Bedroom Two

12' 2" x 10' 9" (3.71m x 3.28m)
Fitted carpet, double glazed window to rear, built-in cupboard, electric storage heater.

Bedroom Three

9' 5" x 8' 11" (2.87m x 2.72m)
Fitted carpet, double glazed window to rear, built-in cupboard, electric storage heater.

Shower Room

Step in shower unit, wall mounted hand basin, low level WC, double glazed window to rear, fully tiled walls.

Outside**Rear Garden**

A paved Westerly facing rear garden with large storage shed and two additional smaller sheds.

Off-Street Parking

Paved off-street parking for several cars.



view this property online barnfields.co.uk/Property/ENF105466







welcome to

Barrowell Green, London

- Three Bedrooms
- 18ft Kitchen / Breakfast Room
- 22ft Lounge
- Downstairs WC & First Floor Bathroom
- Large Side Plot With Potential To Extend Further

Tenure: Freehold EPC Rating: Awaited

offers in excess of

£500,000



Please note the marker reflects the postcode not the actual property

Barrowell Green, London, N21

Approximate Area = 1110 sq ft / 103.1 sq m

Outbuilding = 280 sq ft / 26 sq m

Total = 1390 sq ft / 129.1 sq m

For identification only - Not to scale



check out more properties at barnfields.co.uk



Property Ref:
ENF105466 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnfields is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrdhcom 2025. Produced for Barnard Marcus. REF: 1364623



020 8363 3394



info@barnfields.com



1a Windmill Hill, Enfield, Middlesex, EN2 6SE



barnfields.co.uk