

Union Street Barnet EN5 4HZ

Offers In Excess Of £325,000

STRETTONS

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Barnet
EN5 4HZ
Offers In Excess Of £325,000

- Two Bedroom Conversion
- Private Front Door & Prime First Floor Location
- Spacious Open Plan Kitchen & Reception Room
- Ensuite To Master Bedroom
- Modern Family Bathroom
- Walking Distance To High Barnet Train Station
- Close Proximity To Local Amenities
- Share Of Freehold, 987 Year Lease Remaining
- No Service Charge
- Chain Free

















Strettons are pleased to present this well presented two bedroom first floor conversion with its own private front door and share of freehold, ideally situated on the ever popular Union Street, EN5. Offered chain free, this charming home combines character features with contemporary finishes, making it an excellent opportunity for first time buyers, home movers or investors alike.

The property boasts a bright and airy open plan kitchen and reception room, offering an inviting living space with ample natural light and stylish modern fittings. The well appointed kitchen provides generous storage and workspace, perfectly suited for both everyday living and entertaining.

There are two good sized bedrooms, including a spacious master bedroom benefiting from a modern ensuite shower room. A separate contemporary bathroom serves the remainder of the property, finished to a high standard with sleek tiling and quality fixtures throughout.

Conveniently located within walking distance of High Barnet Train Station, the property offers excellent transport links into London. Barnet Hospital is also nearby, along with a wide selection of local cafés, shops and restaurants, providing everything needed for convenient day-to-day living.

Please note, some images have been AI-generated for illustrative purposes to help buyers visualise the potential layout and use of the space.





Front Exterior

The front exterior of the property shows a traditional property with a charming brick façade and white-painted lower walls. The building includes sash windows and a passageway leading to the front door, capturing the character of the street and neighbourhood.

Kitchen / Reception Room

19'9" x 13'3" (6.02m x 4.04m)

The open plan reception room and kitchen create a versatile living area filled with natural light from two large sash windows. The kitchen is fitted with modern white cabinetry and black countertops, integrated appliances including a fridge freezer, oven, hob and extractor hood. There is also space for a washing machine. The dark wooden flooring adds warmth and contrasts with the bright walls, while a small dining or seating area can be arranged comfortably.

Bedroom One

13'7" x 12'7" (4.14m x 3.84m)

This bedroom provides a bright and airy space featuring a large window that allows natural light to fill the room. The walls are painted in a neutral shade, complemented by soft carpet.

Ensuite

2'10" x 6'2" (0.86m x 1.88m)

The enuite is compact and functional, with a clear glass shower enclosure and simple white walls. It is designed with practicality in mind, offering a convenient option separate from the main bathroom.

Bedroom Two

8'2" x 13'3" (max) (2.49m x 4.04m (max))

The second bedroom private ample space and is filled with light from the generously sized window. Again the walls are painted in a neutral shade, complemented by soft carpet.

Bathroom

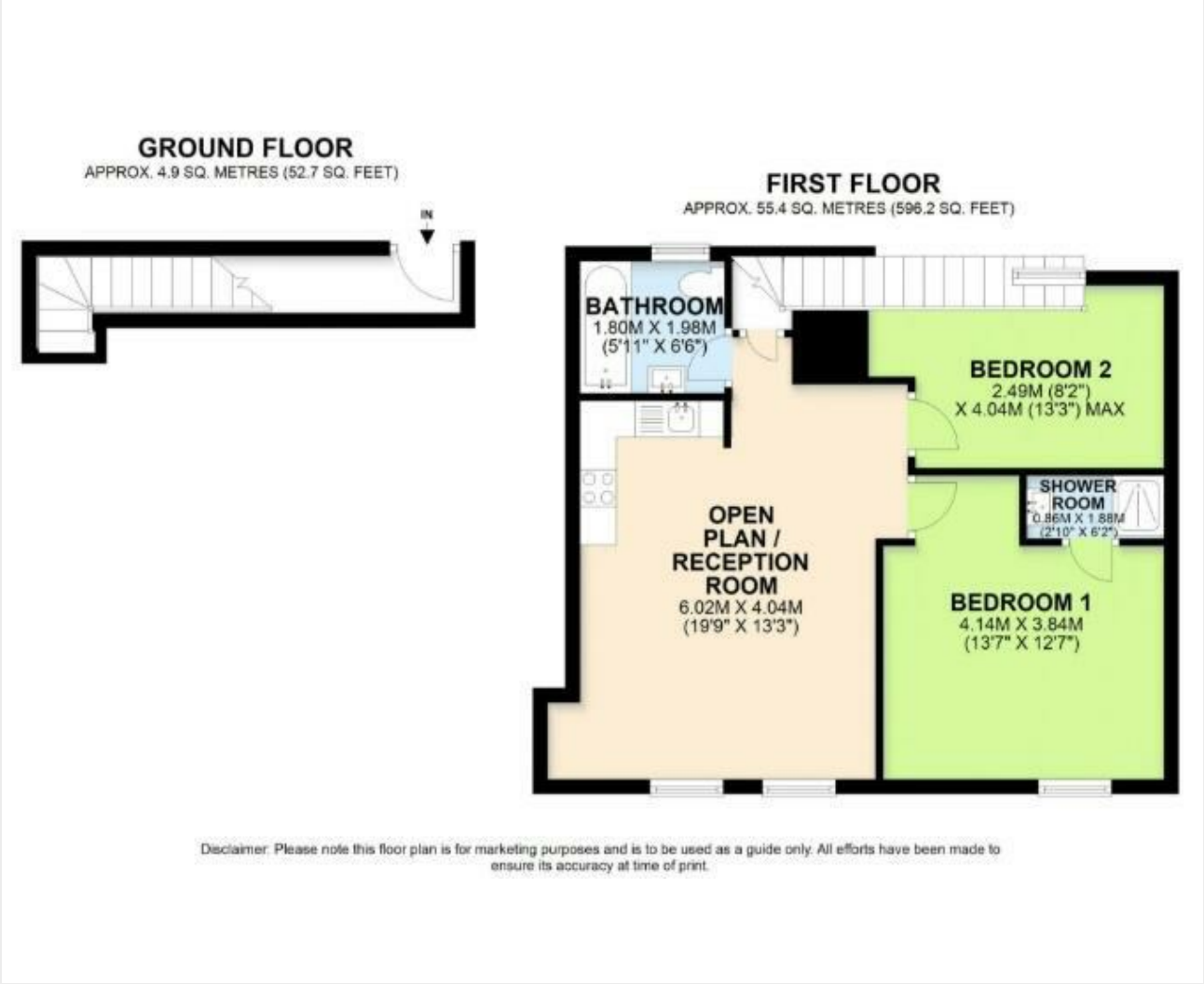
5'11" x 6'6" (1.80m x 1.98m)

The bathroom is modern and sleek, featuring neutral-toned tiles that extend around the bath area. A glass shower screen is fitted above the bath, complemented by a contemporary showerhead. The room also includes a wall-mounted towel radiator and a window that provides natural light and ventilation.



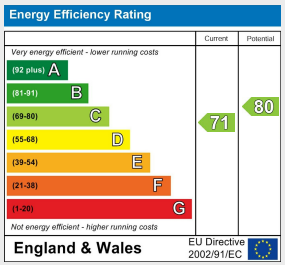






Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All efforts have been made to ensure its accuracy at time of print.

Council Tax Band **C** EPC Rating **C**



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