

51 Northlands, Potters Bar, Hertfordshire, EN6 5DE
£779,000

Duncan Perry
SALES ■ LETTINGS ■ COMMERCIAL
■ PROPERTY MANAGEMENT ■

We are pleased to offer for sale CHAIN FREE this 4-bedroom DETACHED home located off of the popular CAUSEWAY area of Potters Bar with good access to local amenities. Benefiting from a double storey rear extension the property now offers generous living space. Accommodation on the ground floor consists of lounge, snug, dining room, kitchen/breakfast room, cloak room, and utility. On the first floor is a family bathroom and 4 bedrooms. Externally the garden has views to open countryside and to the front is a driveway with access to garage. Viewings by appointment. Close to Stormont School



- FOUR BEDROOM DETACHED HOUSE
- OFFERED CHAIN FREE
- SITUATED OFF OF THE POPULAR CAUSEWAY AREA OF POTTERS BAR
- DOUBLE STOREY REAR EXTENSION WITH GENEROUS LIVING SPACE
- FITTED KITCHEN / BREAKFAST ROOM WITH UTILITY ROOM
- GARDEN HAS VIEWS TO OPEN COUNTRYSIDE
- CLOSE TO STORMONT SCHOOL
- TENURE - FREEHOLD
- COUNCIL TAX BAND F - HERTSMERE COUNCIL
- VIEWING ESSENTIAL



Sliding glazed door opening into

ENTRANCE PORCH

Tiled flooring. Courtesy light. Wooden front door with obscure glass leaded light panel opening into

HALLWAY

Coving to ceiling. Double radiator. Straight flight of stairs to first floor. Under stairs storage cupboard with courtesy light.

CLOAKROOM

Features white suite comprising of top flush W.C. Wash hand basin with corner mounted tap. Radiator. Tiled walls. Tiled floor. Double glazed obscure glass window to front.

LOUNGE

Spotlights to ceiling. Double radiator. Fireplace with limestone surround. White UPVC double glazed window to front. Open aspect leading through to a further seating area. This extends through to

DINING ROOM

Spotlights to ceiling. Column style radiator. Double glazed patio doors overlooking rear garden.







KITCHEN / BREAKFAST ROOM

Fitted with range of cream wall, drawer and base units with granite working surfaces above with matching upstands. Integrated Stoves double oven. Integrated Range Master 5-ring gas hob with separate plate warmer. Stainless steel Rangemaster extractor. Granite splashback behind. Integrated Bosch dishwasher. Recessed stainless steel sink with mixer tap. Spotlights to ceiling. Space for fridge. Separate seating area in breakfast room section with wall mounted TV point. White UPVC double glazed window to rear. Doorway through to

UTILITY ROOM

Space for washing machine. Space for tumble dryer. Space for freezer. Double radiator. Shelving providing storage options. White UPVC double glazed window to rear. Casement door to match. Tiled floor. Shower cubicle with glazed sliding door. Wall mounted Triton electric shower. Courtesy door through to garage.

FIRST FLOOR LANDING

White double glazed UPVC obscure glass window to side. Access to loft. Coving to celling. Airing cupboard with rack shelving.

BEDROOM ONE

Single radiator. Fitted wardrobes in light wood effect with matching chest of drawers, dressing table and additional storage. White UPVC double glazed window to front.

BEDROOM TWO

Dual aspect with windows to side and to rear with countryside views. Features fitted wardrobe in light wood. Double radiator.





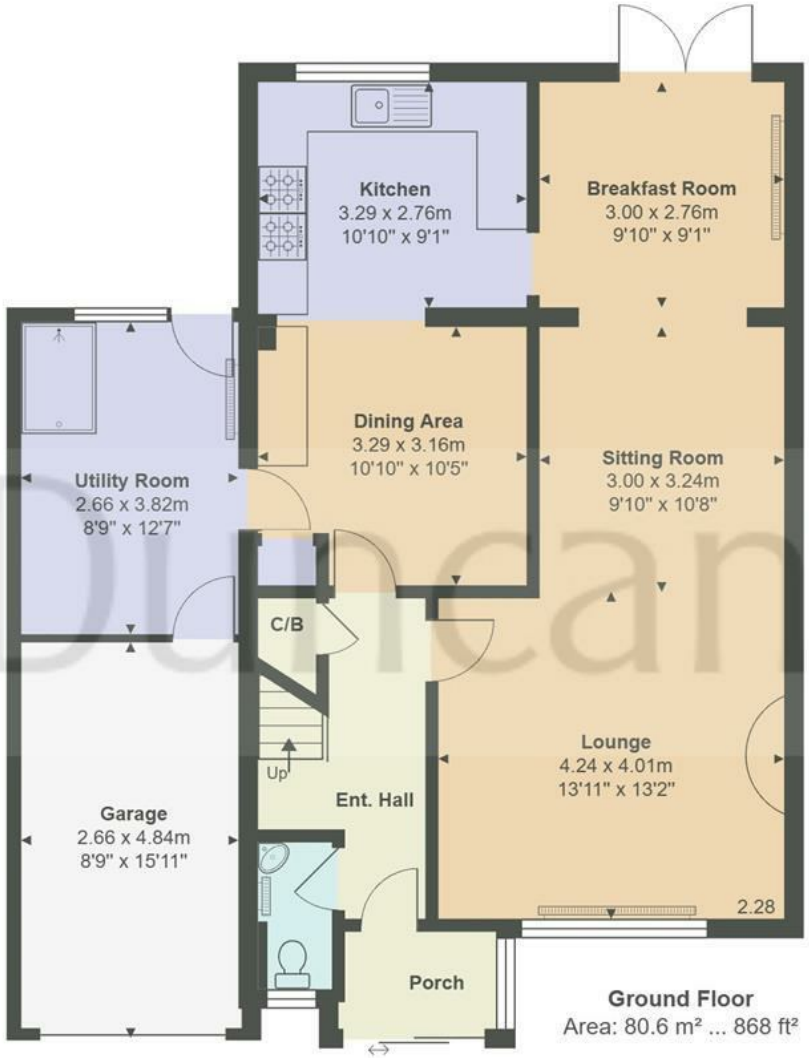



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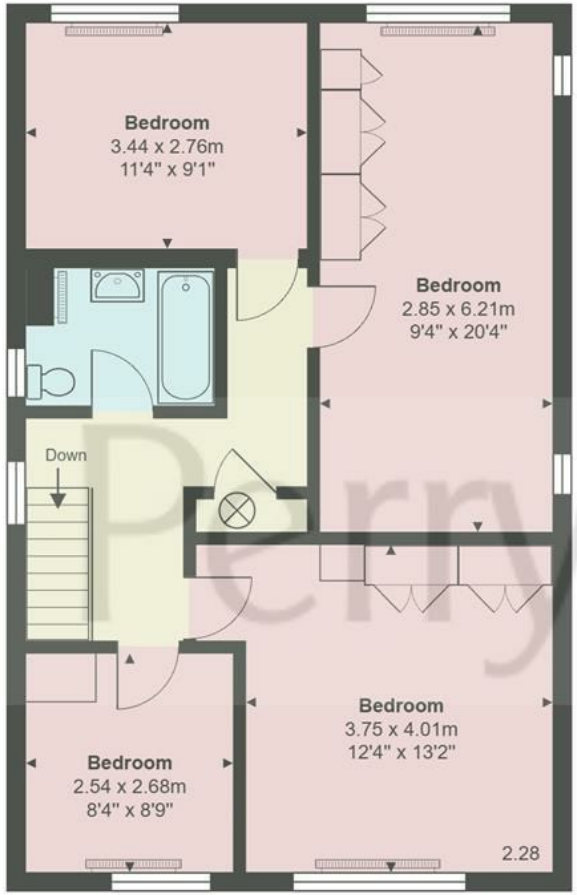

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Ground Floor
Area: 80.6 m² ... 868 ft²



First Floor
Area: 67.1 m² ... 722 ft²

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Total Area: 147.7 m² ... 1590 ft² (excluding garage)

All measurements are approximate and for display purposes only

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BEDROOM THREE

Double glazed window with countryside views to rear.





BATHROOM

Fitted with white suite comprising bath with mixer tap. Wall mounted shower attachment. Spotlights to ceiling. Sink with mixer tap set within vanity unit with storage cupboards below . Mirror behind. Top flush W.C. Chrome heated towel rail. Tiled walls. Tiled floor. White UPVC double glazed obscure glass window to side.

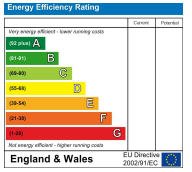
BEDROOM FOUR

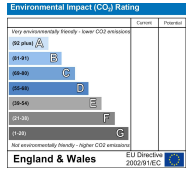
Radiator. White UPVC double glazed window to front.

REAR GARDEN

60' (18.29m)

Accessed either from dining room or utility room. Lead out on to paved patio area. Gated access leading to front of property. Outside tap. Outside light. Garden itself is laid predominately to lawn with borders to side. Open aspect to rear enjoying countryside views.





FRONT OF PROPERTY

Predominately laid to lawn with off street parking and access to garage via up and over door,.

GARAGE

Power and lighting. Up and over door to front. Houses gas, electric meter and consumer unit.

Tenure - Freehold. Council tax band F - Hertsmere Council.

Property Information
We believe this information to be accurate, but it cannot be guaranteed. If there is any point which is of particular importance we will attempt to assist or you should obtain professional confirmation. All measurements quoted are approximate. The fixtures, fittings, appliances and mains services have not been tested. These Particulars do not constitute a contract or part of a contract.





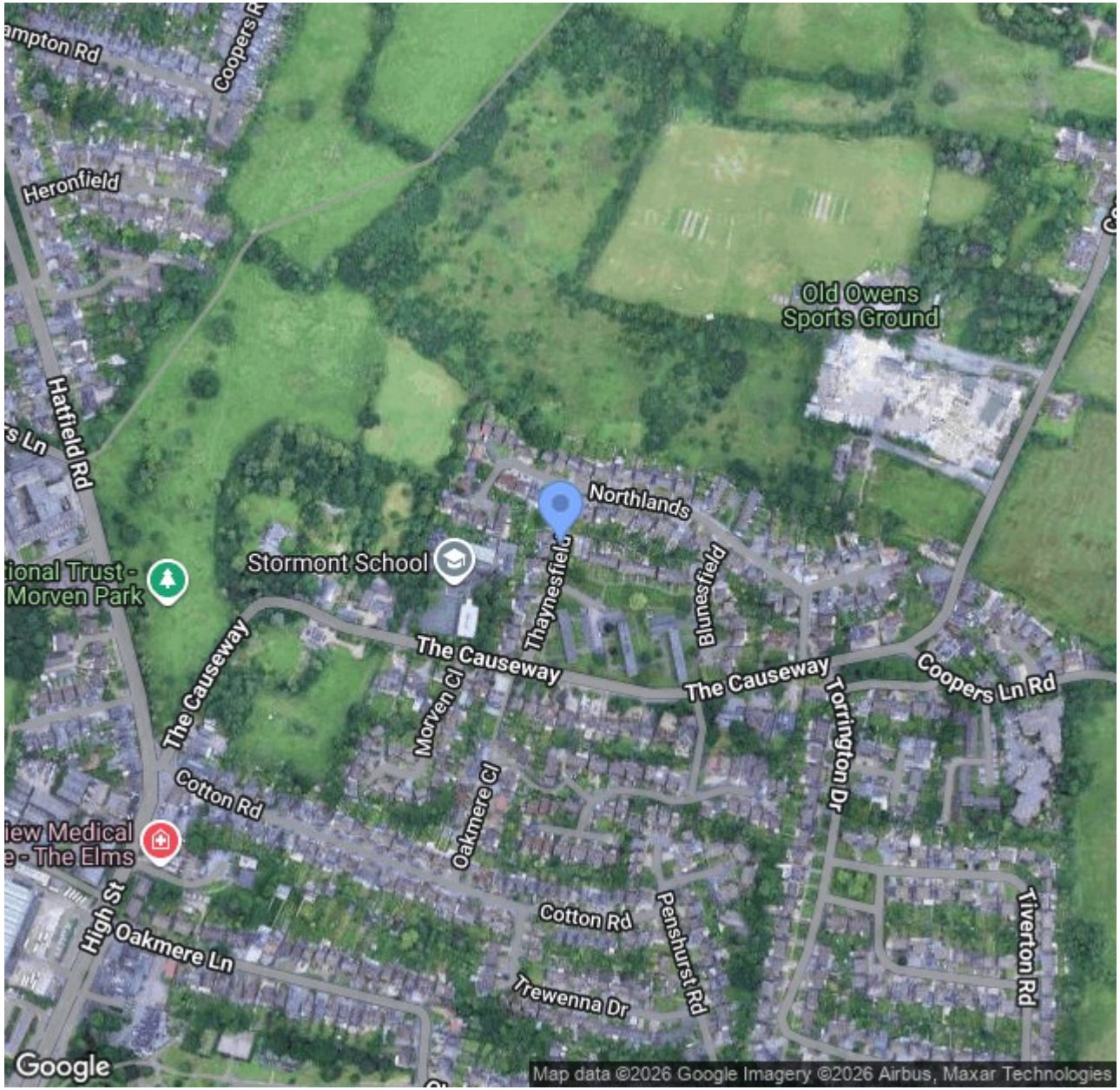



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