mantlestates

Asking Price £625,000

Daneland, East Barnet EN4



4 Bedrooms

2 Bathrooms

2A Church Hill Road, East Barnet, EN4 8TB |
office@mantlestates.com

0208 275 1555

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Mantlestates are pleased to offer this 5 BEDROOM terraced house with CONSERVATORY & OUTBUILDING. Ideally located to East Barnet's Schools & Oak Hill Park. Within easy access to East Barnet's shopping facilities & transport links. Offering open-plan living area & 2 Bathrooms.

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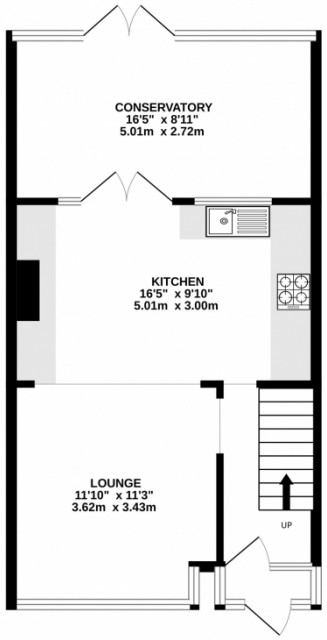
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ENTRANCE PORCH:
Entrance Porch to the front of the property
HALLWAY: *10' 4" x 5' (3.15m x 1.52m)*
Laminate Flooring with understairs storage cupboard.
RECEPTION: *13' 00" x 11' 06" (3.96m x 3.51m)*
Double Glazing to front, laminate flooring, single radiator. Opening to..
RECEPTION / KITCHEN *16' 09" x 9' 07" (5.11m x 2.92m)*
Double glazing to rear, range of fitted wall and base fittings. Halogen hob, double oven with extractor, stainless steel sink drainer with mixer taps. Built-in microwave. Double-glazed doors to the conservatory.
CONSERVORY: *16' 2" x 9' (4.93m x 2.74m)*
Double-glazed doors to rear. Laminate flooring.
LANDING: *7' 5" x 3' 2" (2.26m x 0.97m)*
laminate flooring
REAR BEDROOM: *10' 9" x 10' (3.28m x 3.05m)*
Double glazing to rear, laminate flooring. Built-in alcove flooring. Boiler.
BATHROOM & WC:
Double glazing to rear. Paneled bath with mixer tap and shower attachment. Low-level flush WC. Pedal stool wash basin heated towel rail. Tiled walls.
FRONT BEDROOM: *12' 9" x 10' 7" (3.89m x 3.23m)*
Double glazing to front. Carpets. Single Radiator. Picture rail.
SHOWER ROOM / WC *6' 9" x 5' 3" (2.06m x 1.60m)*
Double glazing to rear. Ceramic floor, pedestal wash hand basin, low-level flush WC, tiled shower cubical. Built-in cupboard. Tiled walls.
FRONT LOFT BEDROOM: *11' x 7' 1" (3.35m x 2.16m)*
Double glazing to front, laminate flooring.
REAR LOFT BEDROOM: *9' 6" x 8' (2.90m x 2.44m)*
Double glazing to rear, Laminate flooring
EXTERIOR *46' 00" x 17' 00" (14.02m x 5.18m)*
including outbuilding. Small Patio. Astroturf lawn

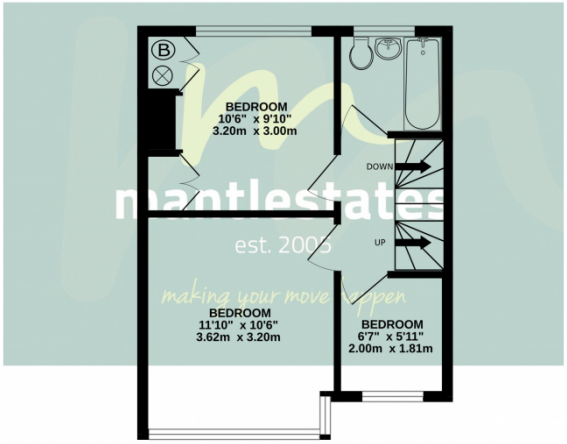
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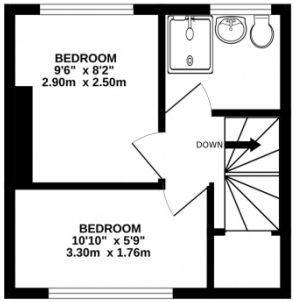
GROUND FLOOR
496 sq.ft. (46.1 sq.m.) approx.



1ST FLOOR
338 sq.ft. (31.4 sq.m.) approx.

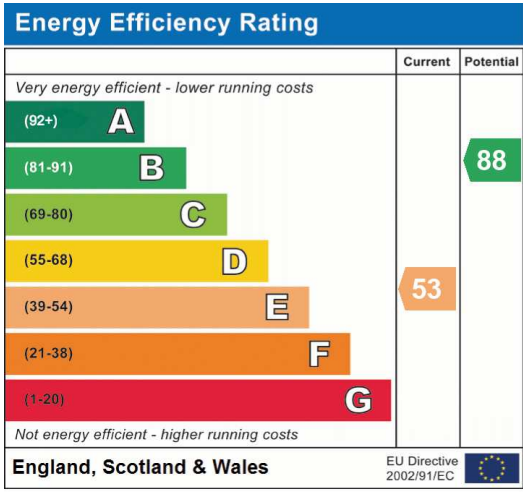


2ND FLOOR
222 sq.ft. (20.7 sq.m.) approx.



TOTAL FLOOR AREA : 1057 sq.ft. (98.2 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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