Sean Heaney
HOMES & PROPERTY



Oakleigh Park North

Whetstone, London, N20 9AU

Guide Price £1,395,000

4 2 2 C

SEAN HEANEY
HOMES & PROPERTY

Oakleigh Park North

Whetstone, London, N20 9AU

A substantial detached family home, situated on a generous plot, offering over 2,000 sq ft of well-proportioned accommodation, set on one of N20's most sought-after residential roads. Combining generous living space and significant scope for future enhancement, this impressive property presents a rare opportunity to create an outstanding family home. Conveniently positioned for highly regarded local schools and a range of amenities including M&S, Waitrose, Boots, independent boutiques, cafés and highly regarded restaurants. Excellent transport links also make it ideal for the commuter, within easy reach of Oakleigh Park mainline and Totteridge & Whetstone Underground.

The house has already benefited from extension, with foundations understood to be in place to facilitate the possibility of further development, subject to survey and the appropriate consents.

A spacious and welcoming entrance hall, with attractive wood flooring and light, neutral décor creating a bright and airy feel throughout the accommodation. The ground floor offers a considerable and versatile layout, comprising two well-presented reception rooms, for both formal and relaxed family living, together with a kitchen/breakfast room and dining area. The ground floor living space enjoys lovely views across the tranquil rear garden.

Further features include a sizeable utility room, a guest cloakroom and a large integral double garage, offering excellent storage and potential for conversion (stpp).

The first floor provides four generous bedrooms, currently arranged as a study, extensive principal bedroom with an en-suite shower room, two further double bedrooms and a large, bright family bathroom.

Externally, to the front, a substantial driveway provides off-street parking for numerous vehicles, while gated side access leads to the imposing west-facing rear garden. Secluded and peaceful, the garden offers a private setting with a charming studio/summer house and an additional storage shed.

























GROUND FLOOR

Entrance Porch
4'4 x 5'9 (1.32m x 1.75m)

Entrance Hall

Sitting Room
12'2 x 19'8 (3.71m x 5.99m)

Reception Room
9'2 x 20'8 (2.79m x 6.30m)

Kitchen/Breakfast Room
9'9 x 9'5 (2.97m x 2.87m)

Dining Room
9'8 x 13'9 (2.95m x 4.19m)

Utility Room
4'11 x 8'3 (1.50m x 2.51m)

Guest Cloakroom

GARAGE
13'1 x 16'1 (3.99m x 4.90m)

FIRST FLOOR

Landing

Bedroom Two
10'7 x 12'10 (3.23m x 3.91m)

Family Bathroom
7'9 x 8'8 (2.36m x 2.64m)

Bedroom Three
10'6 x 10'2 (3.20m x 3.10m)

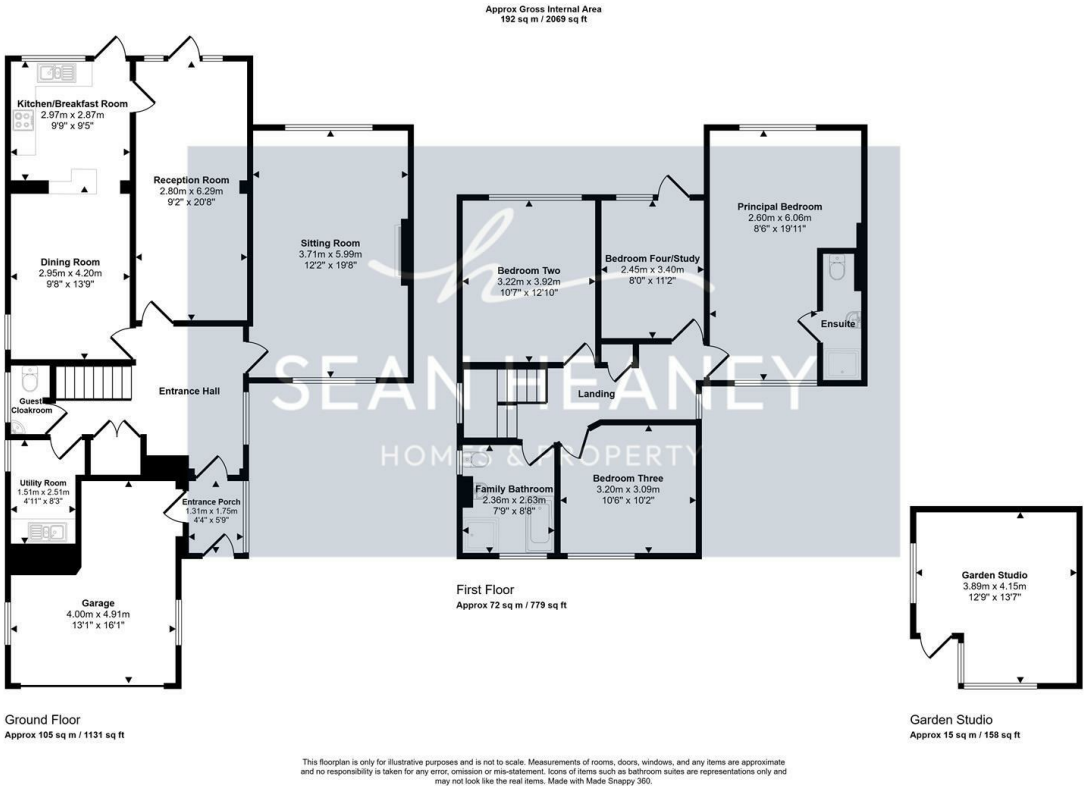
Bedroom Four/Study
8'0 x 11'2 (2.44m x 3.40m)

Principal Bedroom
8'6 x 19'11 (2.59m x 6.07m)

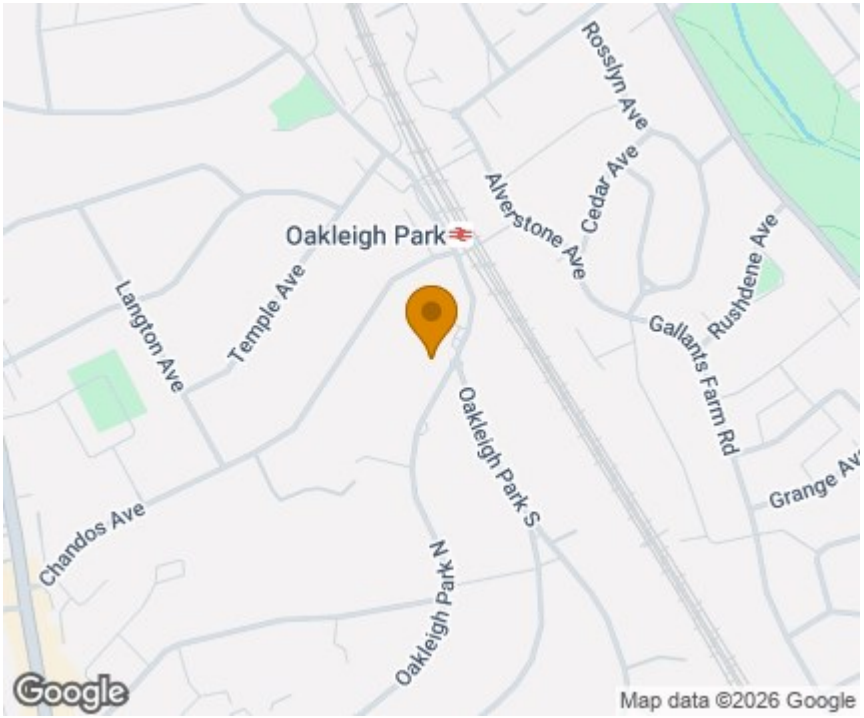
En-Suite

GARDEN STUDIO
12'9 x 13'7 (3.89m x 4.14m)

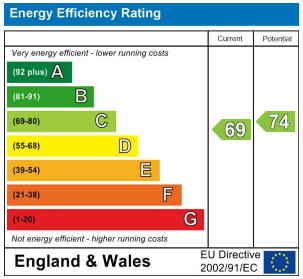
Floor Plan

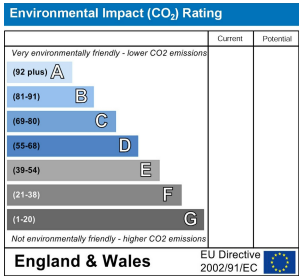


Area Map



Energy Efficiency Graph





Viewing

Please contact our Barnet Office on 020 8441 7173
if you wish to arrange a viewing appointment for this property or require further information.

1. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor.
2. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.
3. Room measurements have been made using a Laser Meter. Complete accuracy cannot be guaranteed and therefore the room sizes given should be regarded as being approximate.
4. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.
5. Floor plans remain copyright of Sean Heaney Estate Agents and are not to be copied in part or full without written consent, are provided for illustrative purposes only and are not to scale.

Highstone House, 165 High Street, Barnet, Hertfordshire, EN5 5SU

T: 020 8441 7173 E: sales@seanheaney.co.uk W: www.seanheaney.co.uk