



Knightsbridge Close, Arkley, EN5 3DE  
£2,850,000 Freehold Council Tax Band New Build TBC

**REAL ESTATES**  
Est.1981

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**2 x 6 BEDROOM (ALL EN SUITE) NEWLY CONSTRUCTED HOMES, SET WITHIN AN EXCLUSIVE, GATED DEVELOPMENT OF JUST 3 DETACHED HOUSES BY TOAST DEVELOPMENTS.**

Nestled behind Barnet Road, these superb residences are situated in Arkley Village on the fringes of both Barnet and Mill Hill's excellent shopping facilities and restaurants. Renowned private and state schools include Haberdashers Askes, Belmont/Mill Hill, QE Boys and Girls. High Barnet Northern Line tube and Mill Hill Broadway Thameslink stations are accessible, as well as the M25, A1 and M1.

Accessed via automated gates, these architect designed, high spec family homes have the benefit of driveway for 2 cars and a detached garage, as well as 2 extra parking spaces per residence within the development and visitors parking. Benefitting from a 10 year building guarantee, as well as the following: \* Under floor heating \* Bespoke integrated kitchen \* Rako lighting\* air-con to principal bedroom and top floor \* Japanese wc to principal en suite \* balcony off principal bedroom\* fully fitted wardrobes to all bedrooms \* Miele kitchen appliances include 2 x integrated air-fryers \* boiling hot water tap \* wine fridge \* air source heat pumps \* video gated entry \* alarm system \* CAT 6 cabling \* wired speakers to ground floor and principal bedroom \*

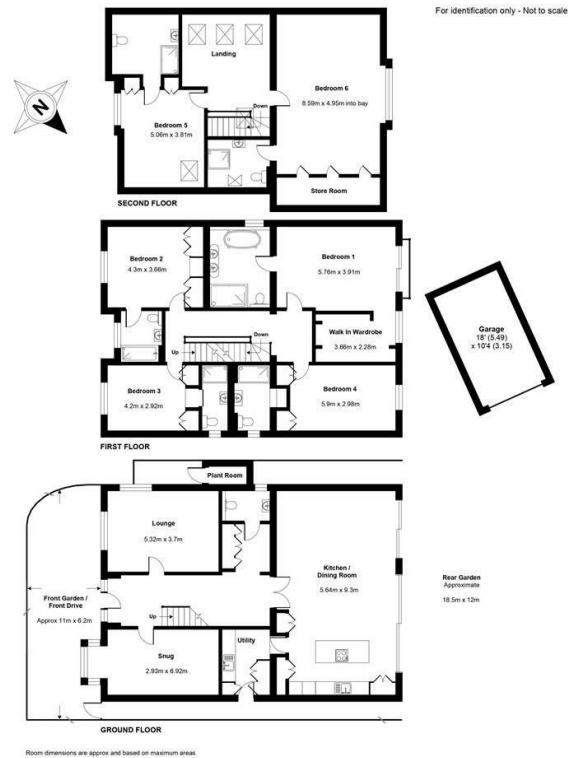
One of the three has already been sold, so please contact our Totteridge office 020 8445 3132 for further information or to arrange an early viewing.





## Knightsbridge Close, Barnet, EN5

Approximate Area = 3920 sq ft / 365 sq m (includes garage / plant room / balcony / limited use



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	(91-100)		
B	(81-90)		
C	(69-80)		
D	(59-68)		
E	(49-58)		
F	(39-48)		
G	(29-38)		
Not energy efficient - higher running costs			
EU Directive			

