

**POTTERS BAR**  
 149 High Street, Potters Bar EN6 5BB  
 Tel: 01707 657181  
 Email: pottersbar@andrewward.co.uk

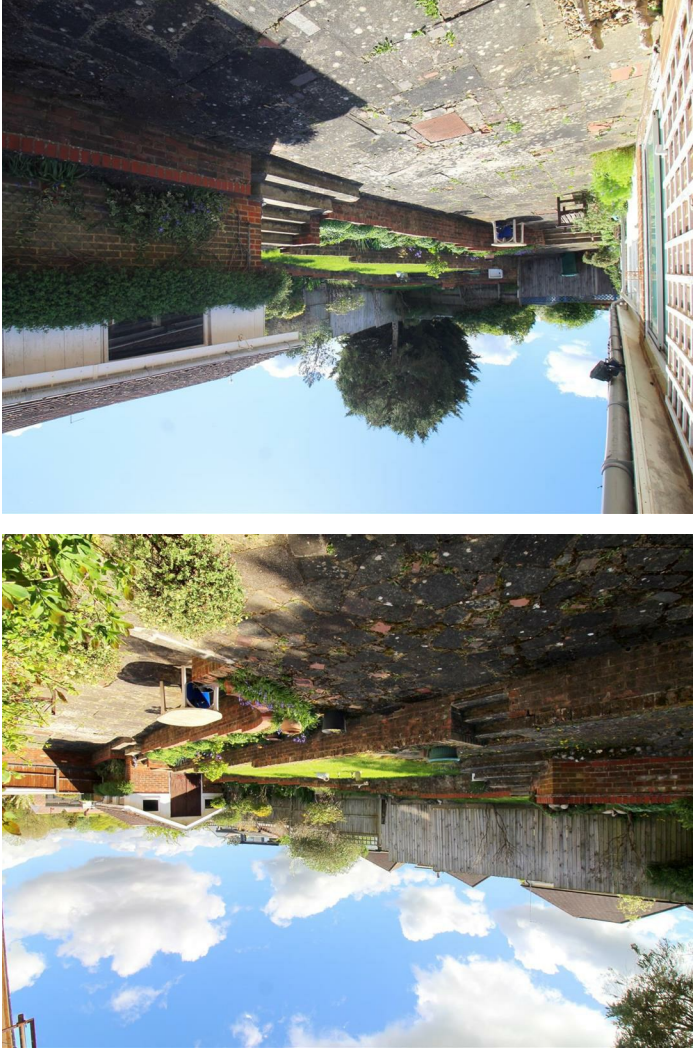
**BROOKMANS PARK**  
 35 Bradmore Green, Brookmans Park AL9 7QR  
 Tel: 01707 649779  
 Email: brookmanspark@andrewward.co.uk

**BARNET**  
 175 High Street, Barnet EN5 5SU  
 Tel: 020 8441 6000  
 Email: barnet@andrewward.co.uk

**www.andrewward.co.uk**  
 020 8441 6000 | barnet@andrewward.co.uk  
 175 High Street, Barnet, Herts, EN5 5SU

Contact us

Our Offices



GROUND FLOOR  
 1062 sq. ft. (98.5 sq. m.) approx.



LOWER FLOOR  
 435 sq. ft. (40.3 sq. m.) approx.

OUTBUILDING  
 159 sq. ft. (14.7 sq. m.) approx.

TOTAL FLOOR AREA: 1656 sq. ft. (153.8 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. 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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3 MARTINS MOUNT, NEW BARNET, BARNET EN5 5LQ

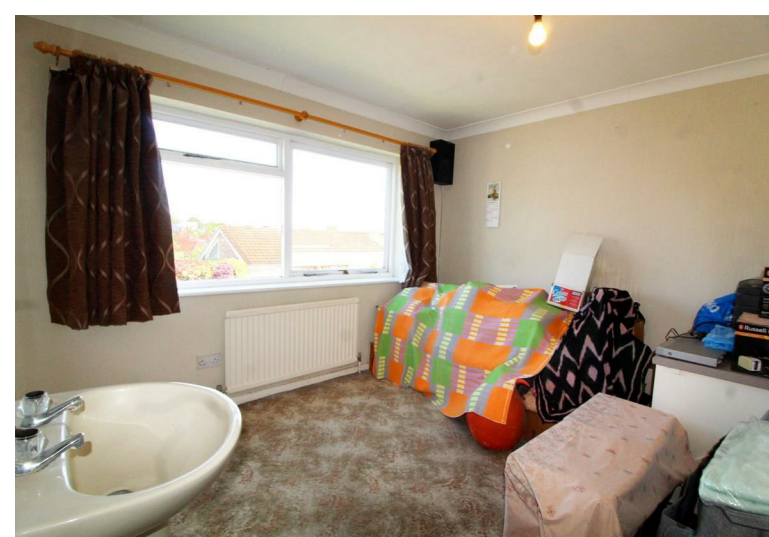
Asking Price £775,000 | Freehold



## Property Overview

Situated in a quiet sought after cul-de-sac, this spacious four-bedroom detached split-level bungalow presents an excellent opportunity to acquire a substantial family home with great potential to extend subject to planning permission. Benefiting from a double garage and a private driveway, the property offers generous accommodation throughout but does require refurbishment, making it ideal for those looking to create the perfect family home.

The standout feature of this property is the impressive dual-aspect lounge measuring approximately 25'4 x 13'9, flooded with natural light, providing a bright and spacious setting ideal for family living and entertaining.



## Property Features

- LOUNGE - 25'4 X 13'9
- KITCHEN - 10'8 X 8'11
- POTENTIAL TO EXTEND
- DOUBLE GARAGE
- STUDIO / WORKSHOP
- MASTER BEDROOM - 11'9 X 10'10
- BEDROOM 2 - 13'9 X 9'2
- BEDROOM 3 - 10'9 X 9
- BEDROOM 4 - 17'2 X 10'11
- BATHROOM - 8 X 7'8

## Agents Notes

Further benefits include a versatile workshop/studio, downstairs w/c, utility room, ample storage, large loft and a good sized master bedroom with en-suite shower room.