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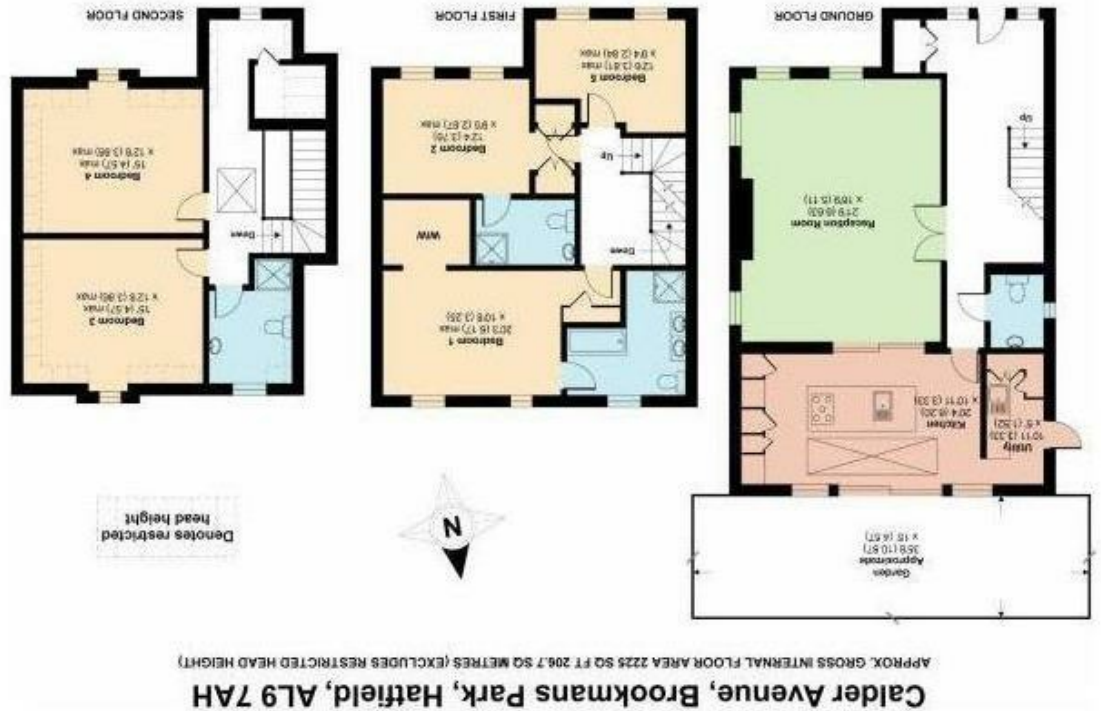
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Disclaimer: "These property particulars, including floor plans, are set out as a general outline only for guidance and DO NOT constitute any part of an offer or contract. Any purchaser or other must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are given as approximate, no survey or testing of appliances has been carried out. No employee of Andrew Ward Estate Agents has the authority to make or give any representation or warranty in respect of the property."

All enquiries and negotiations must be carried out through Andrew Ward Estate Agents.

Contact us

Our Offices



CALDER HOUSE, 1A CALDER AVENUE, BROOKMANS PARK AL9 7AH

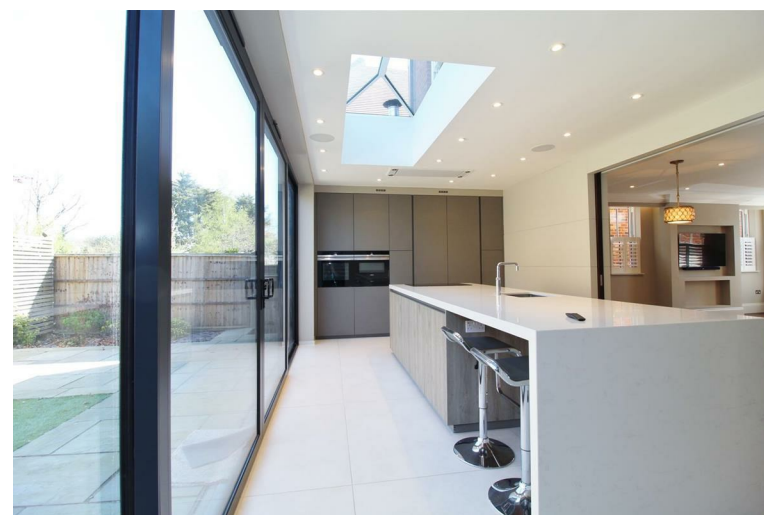
£4,000 Per Calendar Month |



Property Overview

A stunning family residence designed and finished to an exacting standard to offer luxury accommodation with the very best in fixtures and fittings arranged over three floors of substantial living space. An impressive entrance hall with feature floating glass staircase and cloakroom leads to a double dual aspect reception room with sliding interconnecting doors to a fully integrated luxury Italian designer kitchen with island, sliding doors to garden and utility room.

To the first floor the master suite enjoys luxury en-suite facilities with a dressing room. There are a further two double bedrooms with one also benefiting from an en-suite shower room. The second (top floor) has an additional two good size double bedrooms enjoying far reaching countryside views served by a luxury shower room. The property benefits from private driveway and courtyard garden to rear with side pedestrian access



Property Features

- Impressive Entrance Hall
- Double Reception Room
- Stunning Italian Designer Kitchen
- Cloakroom & utility
- Patio Garden
- Five Bedrooms
- Three Bathrooms
- Dressing Room
- Zonal Underfloor Heating
- Parking for 4 Cars

Agents Notes

An Impressive 5 Bed Detached house - extensively fitted kitchen/diner, 3 baths, private drive with parking for 4 cars, side gate providing pedestrian access to rear patio style garden.
(NB: Photos shown from 2022 - current tenant vacating end of January)

Available from beginning of February 2026 - Long Term Tenancy preferred

Tenants will be responsible for all the usual outgoing and services relating to the rental property. Please ask for our tenants information sheet B(16) for guidance on tenant responsibilities and costs.