



24 BARR ROAD, POTTERS BAR EN6 5PG

Offers In Excess Of £500,000 | Freehold

ANDREW WARD^{EST. 1988}
ESTATE AGENTS



Property Overview

This chain free three double bedroom semi detached family home is ideally located at the end of a small cul-de-sac, close to the shops in the High Street. The property features a welcoming entrance hall, a lounge/dining room, kitchen/breakfast room, three good sized bedrooms and a spacious bathroom.

Externally, there is a very large driveway providing plenty of off street parking, an integral garage and a 50ft southerly facing rear garden.





Property Features

- LOUNGE/DINING ROOM: 19'4 x 12'6
- KITCHEN/BREAKFAST ROOM: 12'8 x 7'10
- INTEGRAL GARAGE:
- OFF STREET PARKING
- CHAIN FREE
- BEDROOM 1: 15'9 x 10'6
- BEDROOM 2: 11'4 x 8'2
- BEDROOM 3: 12'8 x 7'10
- BATHROOM
- 50FT SOUTHERLY FACING REAR GARDEN

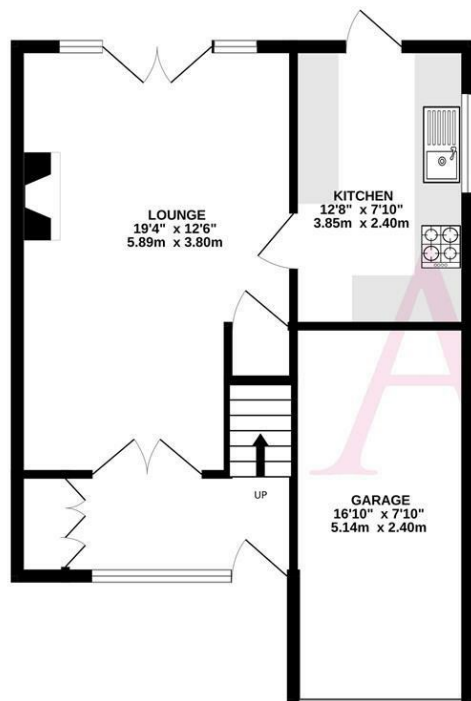
Agents Notes

Please note that the property does not currently have a gas central heating system (electric radiators), but we understand that there is a gas supply to the garage.

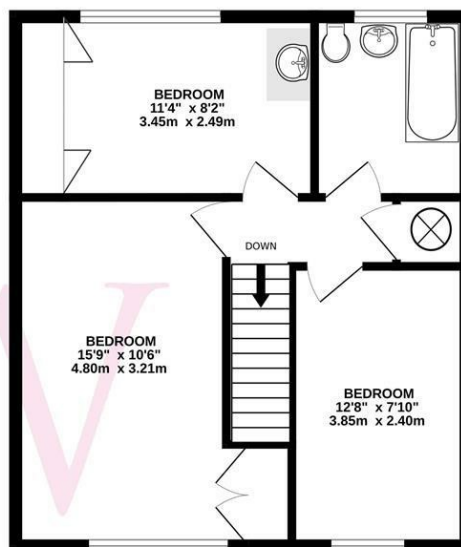
COUNCIL TAX BAND: E

EPC RATING: F

GROUND FLOOR
524 sq.ft. (48.7 sq.m.) approx.



1ST FLOOR
486 sq.ft. (45.2 sq.m.) approx.



TOTAL FLOOR AREA : 1010 sq.ft. (93.8 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, 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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All enquiries and negotiations must be carried out through Andrew Ward Estate Agents.

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