



**Cockfosters Road**  
Cockfosters, Barnet, EN4 0HJ  
Offers Over £1,900,000



# Cockfosters Road

Cockfosters, Barnet, EN4 0HJ

An IMPRESSIVE 6 BEDROOM DETACHED FAMILY HOME offering VAST SCOPE and OVER 3,000 SQ. FT. The property is IDEAL FOR FAMILY LIVING, with the option to generate shared family accommodation if desired. The current owners have developed the property well, with an ABUNDANCE OF OUTDOOR SPACE and outbuildings for entertaining, storage or the opportunity to create a home office/gym within the grounds. The SPACIOUS ACCOMMODATION boasts 4 RECEPTION ROOMS, kitchen leading to raised patio area overlooking BEAUTIFUL MATURE GROUNDS, large UTILITY ROOM, guest cloakroom, playroom/bedroom 6, downstairs shower room, STUDY; with access to an INTEGRAL GARAGE, upstairs 5 further bedrooms and 3 bathrooms (2 EN SUITE). The property also benefits from a HUGE ROOF TOP AREA/BALCONY with stunning views and a WEALTH OF STORAGE SPACE, including cloakrooms, cupboards, sheds and a skillful design beneath the patio area.

The property is approached via a CARRIAGE DRIVEWAY, with OFF STREET PARKING FOR SEVERAL VEHICLES and is on an EXTENSIVE SOUTH WESTERLY FACING PLOT with an IMPOSING REAR GARDEN. Conveniently located for COCKFOSTERS UNDERGROUND, excellent restaurants and LOCAL SHOPPING FACILITIES. Also in close proximity to London Kings Cross/Moorgate and the M25 is a short distance by car.

EPC : D

## Entrance Hall

8'10 x 10'3 (2.69m x 3.12m)

## Cloakroom

8'8 x 2'10 (2.64m x 0.86m)

## Storage Cupboards

## Reception Room

12'11 x 16'10 (3.94m x 5.13m)

## Dining Room

15'2 x 15'3 (4.62m x 4.65m)

## Guest Cloakroom

4'10 x 2'10 (1.47m x 0.86m)

## Utility

9'11 x 8'3 (3.02m x 2.51m)





**Kitchen/Breakfast Room**  
13'5 x 16'4 (4.09m x 4.98m)

**Reception Room**  
23'0 x 16'3 (7.01m x 4.95m)

**Bedroom 6/Playroom**  
9'6 x 10'0 (2.90m x 3.05m)

**Family Room**  
13'7 x 12'0 (4.14m x 3.66m)

**Hallway**  
8'2 x 5'0 (2.49m x 1.52m)

**Shower Room**

**Study**  
9'6 x 9'8 (2.90m x 2.95m)

**Garage**  
8'8 x 15'4 (2.64m x 4.67m)

**Bedroom 3**  
8'8 x 16'0 (2.64m x 4.88m)

**Bedroom 4**  
12'5 x 11'11 (3.78m x 3.63m)

**Bedroom 5**  
9'0 x 11'6 (2.74m x 3.51m)

**Bedroom 1**  
14'3 x 16'0 (4.34m x 4.88m)

**En Suite**  
7'5 x 3'8 (2.26m x 1.12m)

**Wardrobes/Storage Cupboards**

**Family Bathroom**  
14'3 x 6'7 (4.34m x 2.01m)

**Landing**  
26'3 x 10'3 (8.00m x 3.12m)

**Bedroom 2**  
12'5 x 15'0 (3.78m x 4.57m)

**En Suite**  
6'1 x 6'1 (1.85m x 1.85m)

**Garden Store/Entertaining Area**  
7'0 x 18'0 (2.13m x 5.49m)

