



Leinster Mews

High Barnet, Barnet, EN5 4HX

Offers In Excess Of £400,000



Leinster Mews

High Barnet, Barnet, EN5 4HX

Tucked away in a PEACEFUL POSITION of a charming courtyard, this delightful GROUND FLOOR APARTMENT offers a stylish and welcoming home in one of Barnet's most CONVENIENT & DESIRABLE LOCATIONS.

Perfectly situated just moments from BARNET HIGH STREET and within easy walking distance of High Barnet UNDERGROUND STATION (Northern Line), the property offers superb access to shops, cafes, restaurants, transport links and green spaces - making it an ideal choice.

The TWO-BEDROOM MEWS APARTMENT in the Heart of High Barnet with direct access, features: two well-proportioned DOUBLE BEDROOMS, a bright and spacious open-plan living / kitchen / bay reception area, newly refurbished CONTEMPORARY LUXURY BATHROOM, attractive entrance lobby, and AMPLE STORAGE throughout,

The development benefits from SECURE GATED ENTRANCE, beautifully maintained communal courtyard and gardens, TWO ALLOCATED PARKING SPACES plus visitor parking and combines privacy with accessibility in a sought-after location.

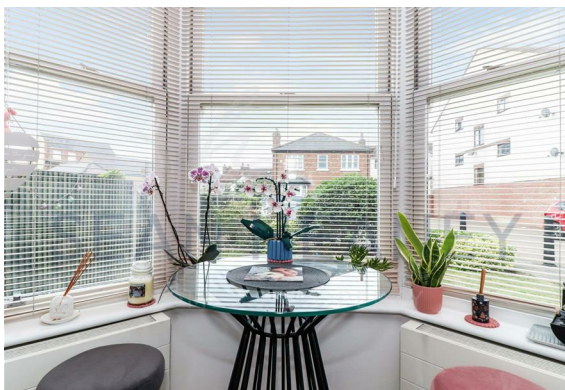
Early viewing recommended

- Service charge: £1,417.24 per annum
- Ground rent: £225.00 per annum
- Lease agreement: 105 years remaining

EPC : C

BARNET COUNCIL BAND : D

TENURE : Leasehold (125 years)





GROUND FLOOR

Entrance Hall

Bedroom One

12'10 x 8'4 (3.91m x 2.54m)

Bedroom Two

9'0 x 7'1 (2.74m x 2.16m)

Bathroom

7'1 x 5'7 (2.16m x 1.70m)

Reception / Living Area

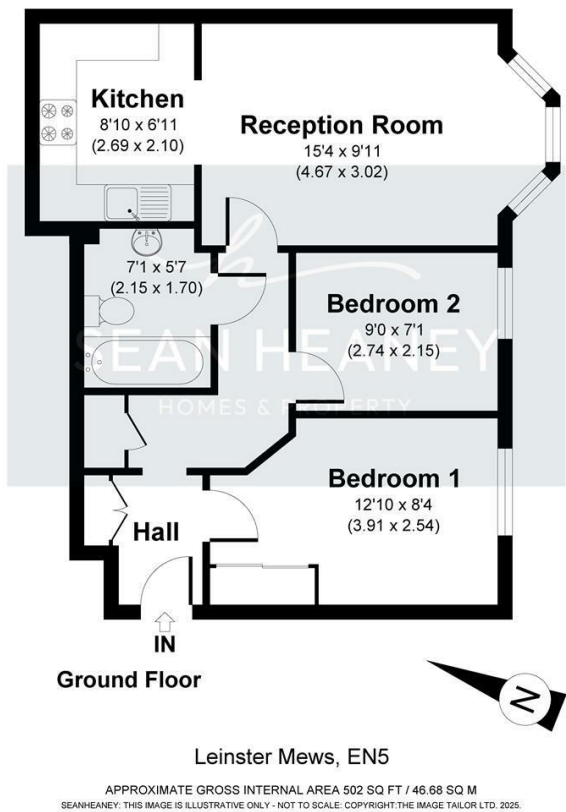
15'4 x 9'11 (4.67m x 3.02m)

Kitchen

8'10 x 6'11 (2.69m x 2.11m)



Floor Plan



Viewing

Please contact our Barnet Office on 020 8441 7173 if you wish to arrange a viewing appointment for this property or require further information.

- 1. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor.
- 2. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.
- 3. Room measurements have been made using a Laser Meter. Complete accuracy cannot be guaranteed and therefore the room sizes given should be regarded as being approximate.
- 4. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.
- 5. Floor plans remain copyright of Sean Heaney Estate Agents and are not to be copied in part or full without written consent, are provided for illustrative purposes only and are not to scale.

Area Map



Energy Efficiency Graph

