



## Hadley Road

(adjacent to) Hadley Common, Barnet, EN5 5QH

Guide Price £220,000



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Barnet, EN5 5QH

\*\* CHAIN FREE \*\*

CONTEMPORARY STUDIO APARTMENT set in this HIGHLY SOUGHT AFTER LOCATION. The property benefits from a SPACIOUS LOUNGE/DINING AREA with a partitioned double bedroom area and good-sized modern bathroom.

Situated on the fringe of HADLEY WOODS and the COMMON, within easy reach of NEW BARNET TRAIN STATION and HIGH BARNET UNDERGROUND, this purpose built block offers a secure environment within landscaped communal gardens and ample parking on site.

The attractive accommodation feels BRIGHT & SPACIOUS, with tiled flooring throughout, and underfloor heating in the main. The building presents further benefit from both LIFT and stair access via the community entrance hallway and basement STORAGE.

TENURE : Leasehold  
TERM : 999 years  
REMAINING LEASE : 938 years  
SERVICE CHARGE : £360/quarter

BARNET COUNCIL TAX BAND : B

EPC : D





## FIRST FLOOR

**Entrance Hallway**

**Storage Cupboards**

**Reception Room / Kitchen**  
16'9 x 10'8 (5.11m x 3.25m)

**Bedroom**  
8'10 x 7'6 (2.69m x 2.29m)

**Bathroom**  
6'4 x 5'6 (1.93m x 1.68m)



## Floor Plan



Hadley Heights, EN5

APPROXIMATE GROSS INTERNAL AREA 290 SQ FT / 26.93 SQ M  
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## Viewing

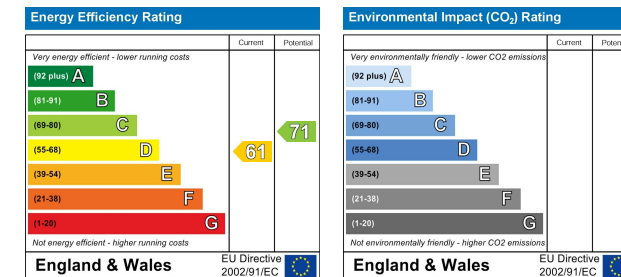
Please contact our Barnet Office on 020 8441 7173 if you wish to arrange a viewing appointment for this property or require further information.

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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.
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## Area Map



## Energy Efficiency Graph



Highstone House, 165 High Street, Barnet, Hertfordshire, EN5 5SU

T: 020 8441 7173 E: sales@seanheaney.co.uk W: www.seanheaney.co.uk