

**HUNTERS**

RESIDENTIAL SALES AND LETTINGS



**Mount View Cottages, Arkley, Hertfordshire, EN5**

**OIEO: £765,000**

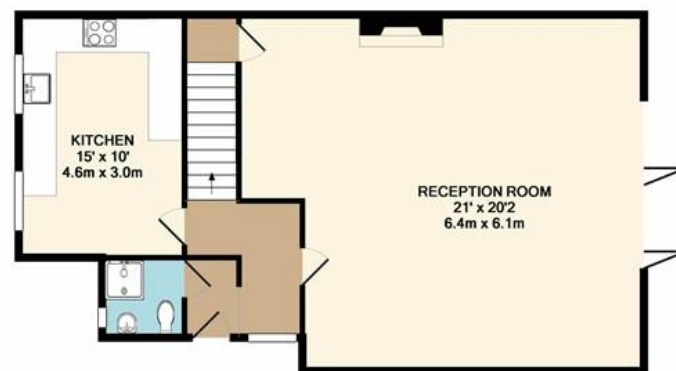
*Freehold*

# Mount View Cottages, Barnet Road, Arkley, Hertfordshire, EN5

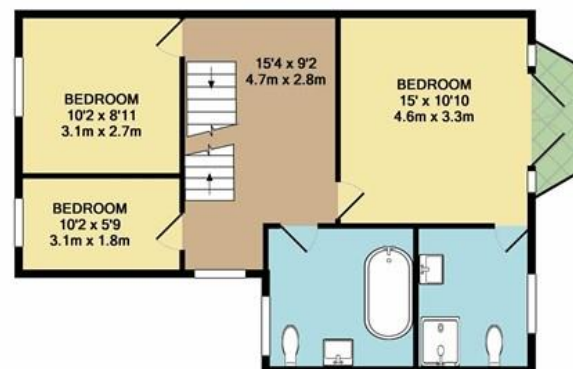
This charming and attractive four-bedroom semi-detached cottage is nestled in a private residential cul-de-sac in the heart of Arkley. With parking for up to four cars, the property spans three floors and features a single-storey rear extension, creating a stunning 21' x 20' reception room complete with skylights and bi-fold doors that open to the garden. The home has been fully refurbished, including a kitchen/breakfast room with a butler sink and range, as well as a bathroom with high-quality fixtures, such as a freestanding slipper bath. The master bedroom boasts an en-suite shower room and doors leading to a private balcony.

Located just two miles from Barnet town centre, Elstree, and Borehamwood, the property is within close proximity to several top schools, including Mill Hill County, Queen Elizabeth Boys' Grammar, and Queen Elizabeth Girls'.

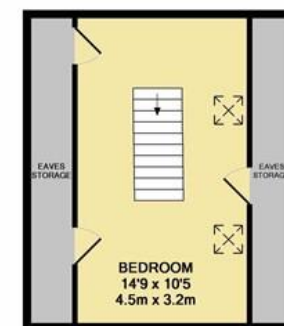
- **ATTRACTIVE COTTAGE**
- **THREE/FOUR BEDROOMS**
- **BATHROOM WITH FREESTANDING BATH**
- **MASTER EN SUITE SHOWER**
- **RECEPTION ROOM 21' x 20' WITH BI-FOLD DOORS**
- **KITCHEN/BREAKFAST ROOM**
- **RANGE, BUTLER SINK & INTEGRAL APPLIANCES**
- **GROUND FLOOR SHOWER ROOM**
- **OFF STREET PARKING**
- **PRIVATE RESIDENTIAL TURNING**



GROUND FLOOR  
APPROX. FLOOR  
AREA 719 SQ.FT.  
(66.8 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 553 SQ.FT.  
(51.4 SQ.M.)



2ND FLOOR  
APPROX. FLOOR  
AREA 292 SQ.FT.  
(27.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 1564 SQ.FT. (145.3 SQ.M.)

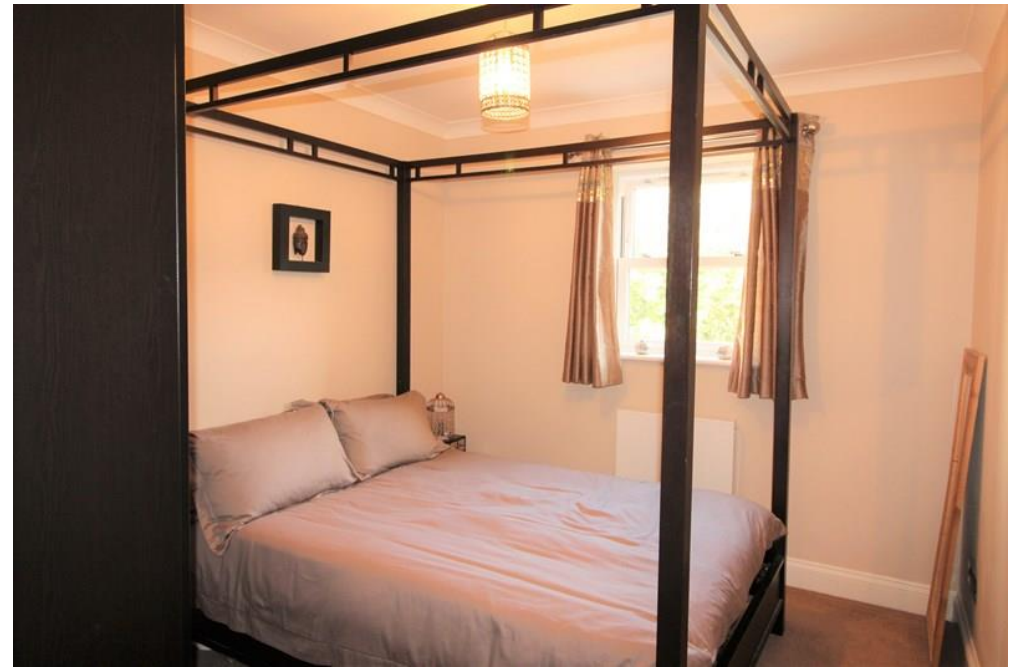
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>	67	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

## Hunters Barnet

41 High Street  
High Barnet  
Barnet  
Hertfordshire  
EN5 5UW

T: 020 8441 3377

E: [info@hunters-barnet.co.uk](mailto:info@hunters-barnet.co.uk)

[www.hunters-barnet.co.uk](http://www.hunters-barnet.co.uk)

### Disclaimer

The agent has not checked any apparatus, fixtures or fittings or services and cannot verify they are in working order or fit for their purpose. Neither has the agent checked the legal documentation to verify the Freehold / Leasehold status of the property. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.

**Reference: BRN170261**