



Cedar Lawn Avenue, Barnet, Hertfordshire, EN5

Offers in excess of: £690,000

Freehold

Cedar Lawn Avenue, Barnet, Hertfordshire, EN5

Spacious Three-Bedroom Semi-Detached Home with 70ft West-Facing Garden

This attractive three-bedroom semi-detached family home boasts a generous 70ft west-facing garden and off-street parking to the front.

The ground floor features a bright bay-fronted reception room, a rear-aspect kitchen, and an open-plan dining area with direct access to the garden—perfect for family living and entertaining. Upstairs, you'll find three well-proportioned double bedrooms and a family bathroom.

Ideally situated for families, the property is within easy reach of several highly regarded schools, including Whiting's Hill Primary, Queen Elizabeth's Boys' Grammar, Queen Elizabeth's Girls' School, and Ark Pioneer Academy. Barnet High Street and The Spires Shopping Centre—home to popular stores such as Waitrose and H&M—are just 0.75 miles away. High Barnet Underground Station is also nearby, offering direct connections to central London.

- **SEMI DETACHED FAMILY HOUSE**
- **THREE BEDROOMS**
- **RECEPTION ROOM**
- **KITCHEN & OPEN PLAN DINING**
- **THREE PIECE BATHROOM**
- **70ft WEST FACING GARDEN**
- **OFF STREET PARKING**



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Approximate Area = 951 sq ft / 88.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2025. Produced for Hunters - Barnet & Whetstone. REF:1330801









Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

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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: BRN170291