



**Hazel Mead, Barnet, EN5**

**Asking Price: £1,295,000**  
*Freehold*



A chain-free, four-bedroom detached family home, located in a prestigious and sought-after residential cul-de-sac, ideally positioned for access to some of the area's most highly regarded state schools. The property features a spacious 38x60ft garden, a driveway, and a double garage.

The well-planned accommodation opens into a generous entrance hall and includes a dual-aspect, L-shaped lounge with direct access to the garden, a fitted kitchen/breakfast room, a separate dining room, and a guest WC. Upstairs offers four well-proportioned bedrooms, a family bathroom, and an en-suite to the principal bedroom.

Perfectly placed for High Barnet town centre, residents can enjoy a selection of shops, bars, and restaurants, as well as the popular Saturday food market and the Spires Shopping Centre, which includes Waitrose, H&M, and Anytime Fitness gym. High Barnet Underground Station, on the Northern Line, provides direct access to London's West End and the City.

The area is particularly appealing to families, with excellent nearby schooling including Queen Elizabeth's Boys' Grammar, QE Girls' School, and the Ark Pioneer Academy—making this a superb long-term home for a growing family.

- **DETACHED FAMILY HOUSE**
- **FOUR BEDROOMS**
- **FAMILY BATHROOM & EN-SUITE**
- **SPACIOUS 'L' SHAPED LOUNGE**
- **KITCHEN BTEAKFAST ROOM**
- **DINING ROOM**
- **GROUND FLORO WC**
- **DRIVE & DOUBLE GARGAE**
- **38x60ft GARDEN**
- **CHAIN FREE**



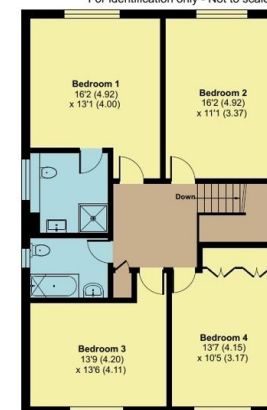
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Approximate Area = 2139 sq ft / 198.7 sq m

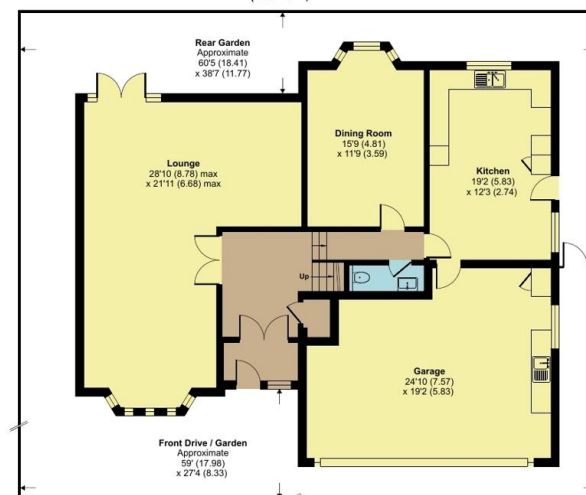
Garage = 415 sq ft / 38.5 sq m

Total = 2554 sq ft / 237.2 sq m

For identification only - Not to scale



FIRST FLOOR  
APPROX FLOOR  
AREA 89.4 SQ M  
(963 SQ FT)



GROUND FLOOR  
APPROX FLOOR  
AREA 109.2 SQ M  
(1176 SQ FT)

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Hunters - Barnet & Whetstone. REF:1280912



















Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	60 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: BRN240081**