



Claremont Road, Barnet, EN4

Asking Price: £1,175,000

Freehold

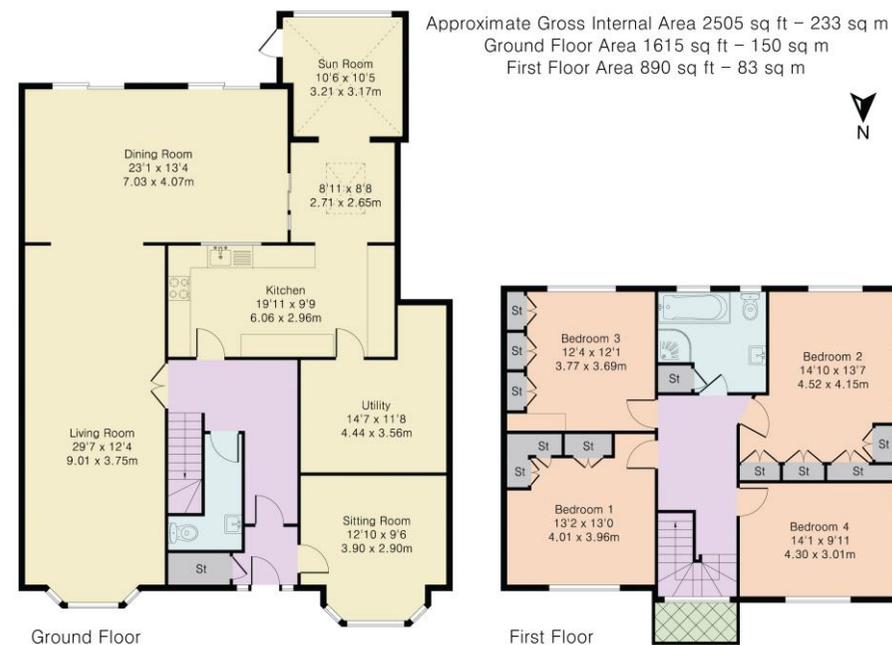
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This chain free chalet style detached family home with South facing garden sits moments from Hadley Wood Primary School situated just over a half mile from Hadley Wood station.

Accommodation is accessed via porch accessing entrance hall with guest wc. Living space flows around the ground floor featuring a through dual aspect L shaped lounge, kitchen with adjacent breakfast area, large utility room, garden room, study and ground floor wc. To the first floor there are four double bedroom, three with built in wardrobes and a four piece family bathroom.

The property is conveniently placed for a number of highly regarded primary and secondary schools, including Monken Hadley C of E and Hadley Wood Primary schools, together with JCoSS and QE Boys Grammar and Girls schools. Transport links are served by Hadley Wood train station with direct links to Kings Cross and Moorgate stations whilst further afield, Underground lines are available at High Barnet and Cockfosters. Leisure facilities close by include Hadley Wood Golf and Tennis Clubs and the beautiful green spaces of Hadley Woods and Trent Park, perfect for walking, cycling and family days out.

- **DETACHED FAMILY HOUSE**
- **FOUR BEDROOMS**
- **THROUGH LOUNGE & DINING AREA**
- **KITCHEN & ADJACENT BREAKFAST ROOM**
- **FOUR PICE FAMILY BATHROOM**
- **GROUND FLOOR WC**
- **UTILTY ROOM**
- **SOUTH FACING GARDEN**
- **OFF STREET PARKING**
- **CHAIN FREE**













Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D	63 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: BRN250141