



Brookside South, Barnet, EN4 8LW

Asking Price: £850,000
Freehold

Brookside South, Barnet, EN4 8LW

This immaculate three bedroom semi-detached house with large open plan kitchen living room with island and underfloor heating.

Accommodation comprises, tiled entrance hall, bay fronted reception room, 23ft x 19ft open plan kitchen living room with bi-fold doors and skylights, utility area & w/c. Three bedrooms to first floor with four piece family bathroom and potential to extend in the loft STPP.

The property is located on a wide pleasant residential street, 100 yards from Monkfrith primary school, rated Outstanding by Ofsted. It is also close to other state primary & secondary schools including Osidge, Ashmole and East Barnet secondary.

The property has a number of transport links into London being within walking distance to Southgate for the Piccadilly line, Totteridge and Whetstone for the Northern Line and Oakleigh Park Station with train links to Moorgate and Kings Cross.

- **THREE BEDROOM HOUSE**
- **SEMI-DETACHED**
- **LARGE OPEN PLAN KITCHEN LIVING ROOM**
- **BI-FOLD DOORS**
- **RECEPTION ROOM**
- **UTILITY AREA**
- **OFF STREET PARKING**
- **NEATLY TENDED REAR GARDEN**
- **HIGHLY REGARDED SCHOOLS CLOSE BY**
- **COUNCIL TAX BAND E**



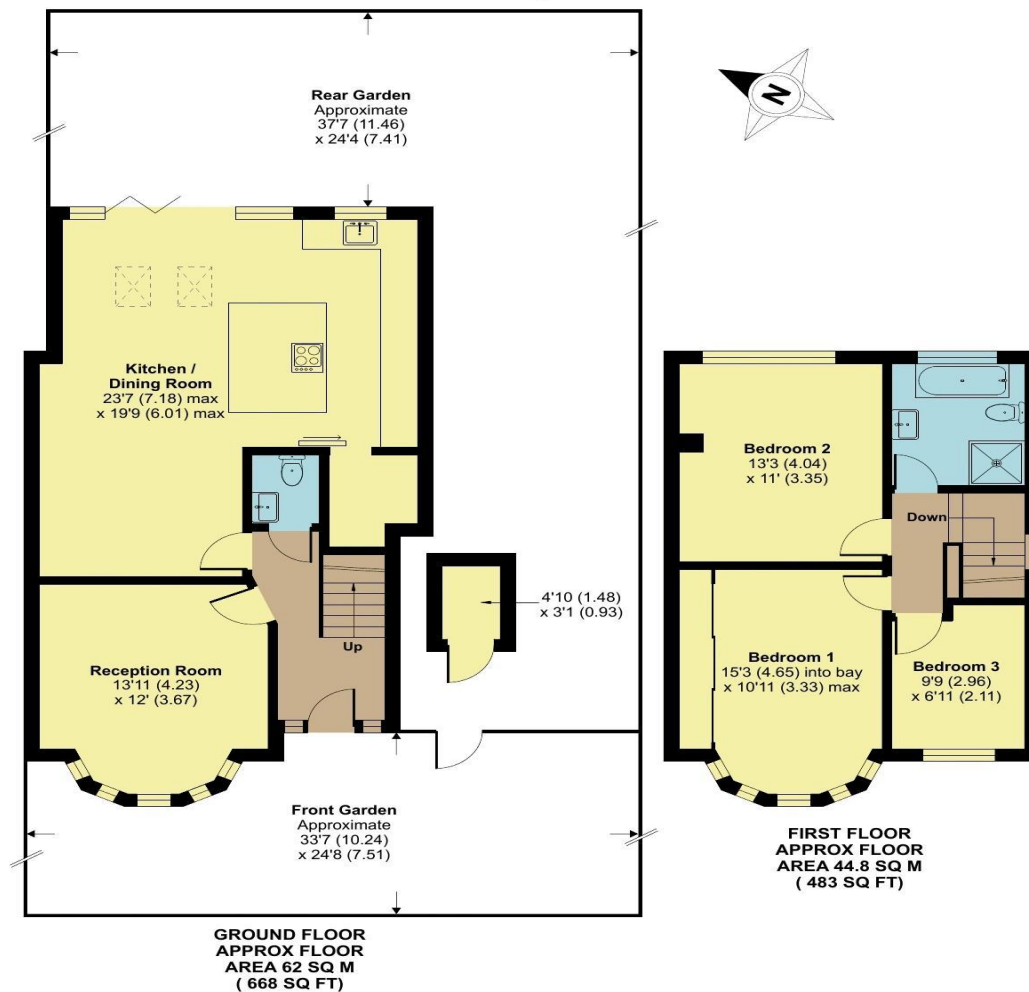
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Approximate Area = 1151 sq ft / 106.9 sq m

Outbuilding = 15 sq ft / 1.3 sq m

Total = 1166 sq ft / 108.2 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). © nichecom 2025. Produced for Hunters - Barnet & Whetstone. REF:1301053











Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

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.

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