



Puller Road, Barnet, EN5

Offers in the region of:
£895,000
Freehold

A beautifully remodelled and extended semi-detached family home offering luxurious living space arranged over three floors.

Ideally located within the catchment area of some of the UK's most sought-after schools, this stunning home is close to excellent educational institutions, including Foulds & Christchurch Primary Schools, Queen Elizabeth's Boys Grammar, QE Girls School, and the recently established Ark Pioneer Academy.

An absolute 'hidden gem' the property has undergone a programme of complete remodelling and refurbishment providing sumptuous modern day living with an extension featuring a dual aspect family room flanked by its courtyard patio and lawned garden, each accessed via Bi-fold doors. High ceilings and large double glazed sash windows flood the lounge with natural light sitting independently to the fully fitted kitchen breakfast room with quartz topped island breakfast bar and work surfaces, integrated appliances and underfloor heating. Four double bedrooms are arranged on first and second floors together with a four-piece modern suite family bathroom and en-shower room. Additionally you'll find a basement room, guest cloakroom and utility area.

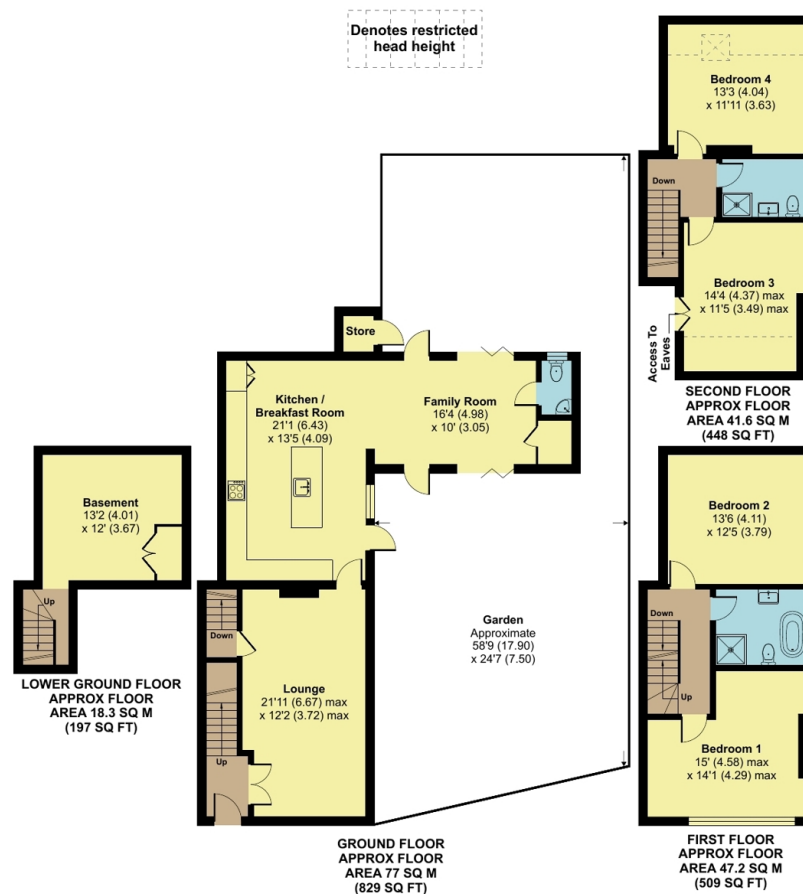
Set on the edge of picturesque Greenbelt countryside, the property is within easy reach of Hadley Woods and the scenic cycle paths of the Totteridge section of the London Loop. The area offers a peaceful, family-friendly atmosphere with excellent local amenities, including traditional country pubs and restaurants. Additional shopping and leisure options are available nearby in High Barnet town centre and nearby at Cockfosters. High Barnet is a vibrant community ideal for family life, featuring a variety of cafés, Gail's Bakery, The Spires shopping centre—with Waitrose, H&M, and Anytime Fitness—and a popular Saturday food market. For commuters, High Barnet Underground Station is within walking distance, providing swift access to King's Cross in just 25 minutes and onward travel to the West End and City.

- **SEMI DETACHED FAMILY HOUSE**
- **BEAUTIFULLY REMODELLED & NEWLY EXTENDED**
- **FOUR DOUBLE BEDROOMS**
- **FOUR PIECE FAMILY BATHROOM & SHOWER ROOM**
- **SUMPTUOUS LOUNGE**
- **KITCHEN BREAKFAST ROOM**
- **DUAL ASPECT FAMILY ROOM**
- **BASEMENT ROOM/GYM**
- **GUEST WC**
- **LAWNED GARDEN & COURTYARD PATIO**

Meadowside Puller Road, Barnet, EN5

Approximate Area = 1908 sq ft / 177.2 sq m
Limited Use Area(s) = 75 sq ft / 7 sq m
Outbuilding = 10 sq ft / 0.9 sq m
Total = 1993 sq ft / 185.1 sq m

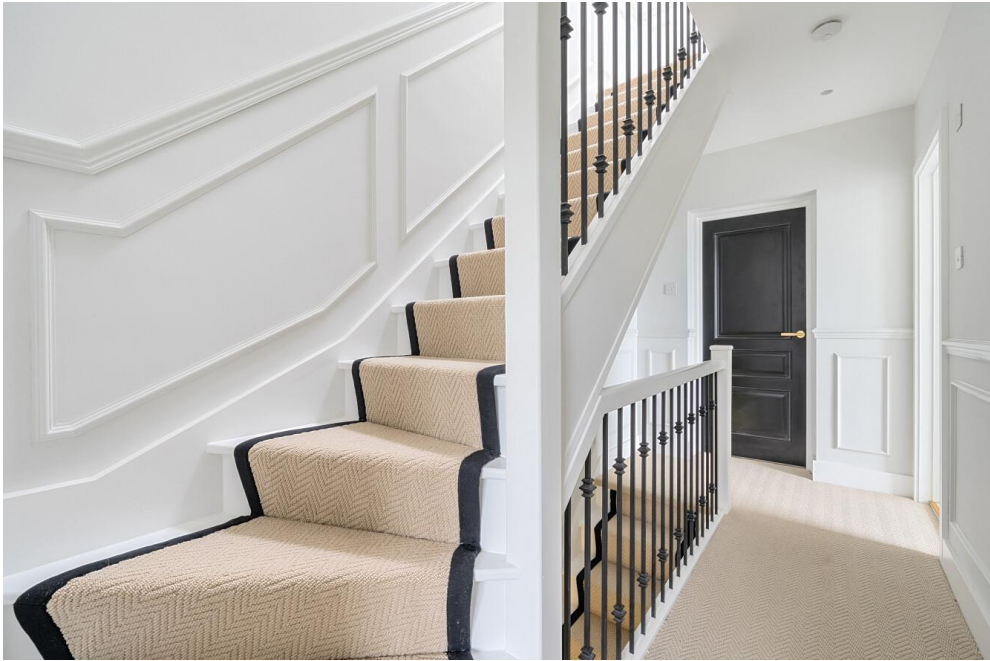
For identification only - Not to scale



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:1320167











Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		70 C	82 B



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: BRN250237