

MATTHEW JAMES

Residential Sales • Lettings • Management



116 Sherrards Way, Barnet, EN5 2BL

Asking Price £649,950

A three bedroom semi detached family home within a short distance to High Barnet Underground Station. The house is well presented and offers a bright, through reception room, 3 bedrooms, modern kitchen and bathroom, a large rear garden and garage.

Available to purchase chain free.

Ground floor

Entrance hall

Laminate wood flooring

Through Lounge



Laminate wood flooring, double glazed windows to front and rear with double glazed door to rear garden, fireplace opening.

Kitchen



Modern, white wall and base units, work surfaces incorporating one and a half bowl stainless steel sink and drainer unit, stainless steel dual fuel cooker, stainless steel extractor canopy above, integrated dishwasher, freestanding fridge freezer, spotlights, gas central heating boiler, door to lean-to with washing machine.

Carpeted Stairs to First Floor

First Floor Landing

Carpeted, access to loft.

Bedroom One



Double glazed windows to front bay, laminate wood flooring, spotlights on track.

Bedroom Two



Fitted carpet, double glazed windows to rear.

Bedroom Three

Double glazed windows to front, fitted carpet.

Bathroom



Panelled bath with mixer taps and 'GROHE' shower unit, glass shower screen, low flush WC, wash basin set in vanity unit, double glazed window to side, mirrored medicine cabinet, fitted mirror, spotlights, part tiled walls, tiled floor, heated towel rail.

Rear Garden



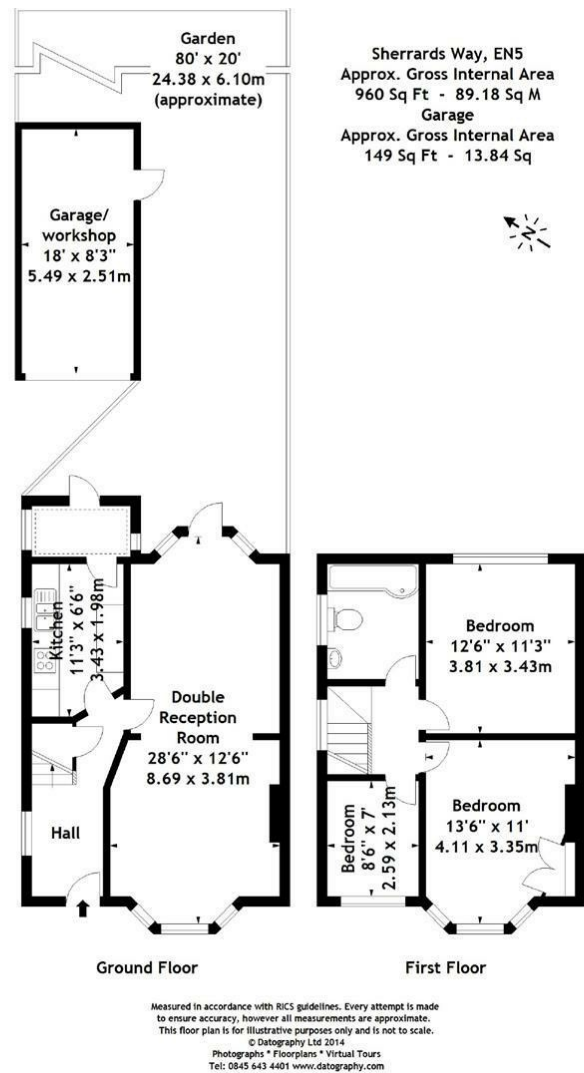
Large North East facing garden with patio and lawned areas. Side access to Garage.

[Additional Information](#)

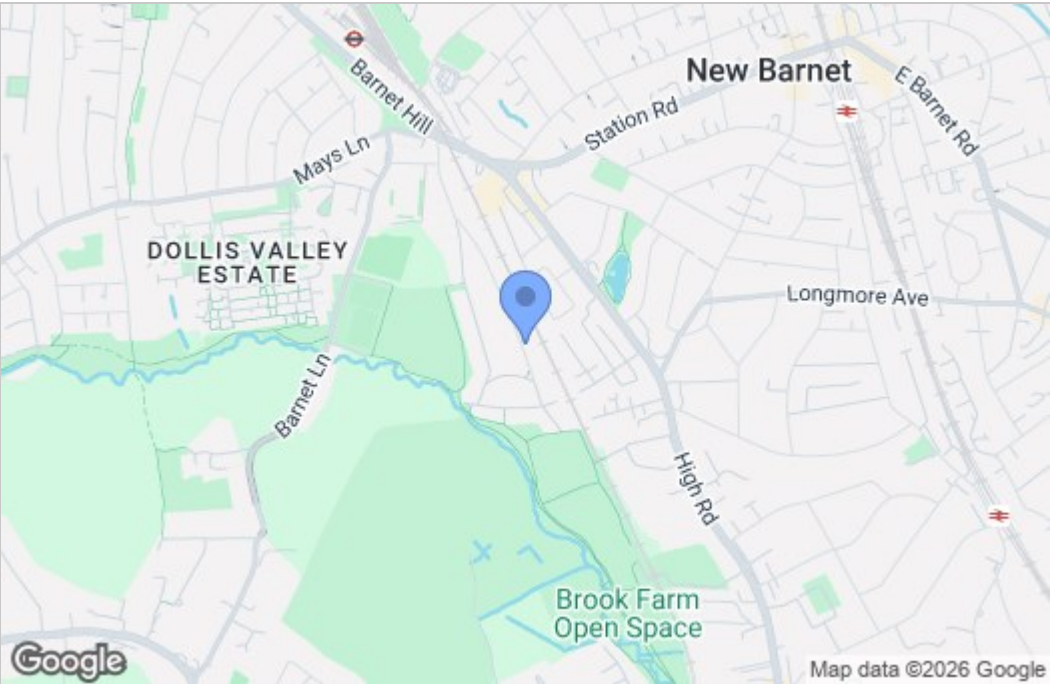
Chain Free Sale

Barnet Council Tax Band E

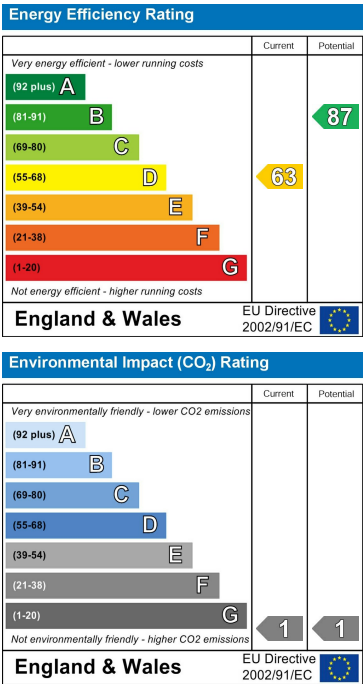
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.