

A Reputation To Rely Upon



Arkley Park, Barnet Road, Barnet, London EN5 3JQ

£209,950

- Two Double Bedrooms
- Over 50's
- Large Plot
- Allocated Parking & Visitor Spaces
- Separate Toilet
- Large Detached Park Home
- Modern Shower Room
- Private Patio Area
- Great Size Lounge
- Chain Free

8 Arkley Park, Barnet Road, Barnet, London EN5 3JQ

A TWO DOUBLE bedroom park home situated in a great size secluded plot just a few minutes walk from Morrisons & London bus links, offered in good condition with new carpets, a very large living room, spacious kitchen breakfast room, modern shower room & good size bedrooms. The plot has potential to incorporate a driveway with parking for 3/4 cars (subject to approval), a secluded patio that has ample space for washing lines.

Entrance Hall

UPVC partly glazed entrance door, carpeted flooring, CH radiator, two storage cupboards, doors through to

Lounge

20'8 x 9'10 (6.30m x 3.00m)

Carpeted flooring, sockets, TV point, telephone point, CH radiator, two large UPVC double glazed windows, airing cupboard housing boiler with storage, door through to

Kitchen

13'9 x 9'1 (4.19m x 2.77m)



Range of fitted units both wall mounted and base, ample work surface area, lino tiled effect flooring, sockets, space for oven, space for washing machine, space for dishwasher, space for fridge/freezer, breakfast area, CH radiator, UPVC double glazed window, UPVC partly glazed door to rear garden

Master Bedroom

10'1 x 9'6 (3.07m x 2.90m)

Carpeted flooring, fitted wardrobes, sockets, CH radiator, UPVC double glazed window.

Bedroom 2

9'4 x 9'2 (2.84m x 2.79m)

Carpeted flooring, sockets, CH radiator, two UPVC double glazed windows.

Shower Room



Fully tiled walls, tiled flooring, fully tiled and enclosed shower cubicle with temperature and power settings, wash hand basin set in vanity unit, UPVC double glazed frosted window, CH radiator.

Separate WC




Low flush WC, CH radiator, UPVC double glazed frosted window.

External

Paved areas, laid to lawn



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
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