



BARROWELL GREEN, N21
OFFERS OVER £500,000 FREEHOLD

**A STYLISH SEMI-DETACHED COTTAGE IN EASY REACH OF
 WINCHMORE HILL BROADWAY AND STATION, AS WELL AS OPEN-
 SPACES AND PLAYING FIELDS.**

Palmers Green | 020 8920 9900 | palmersgreen@winkworth.co.uk

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DESCRIPTION:

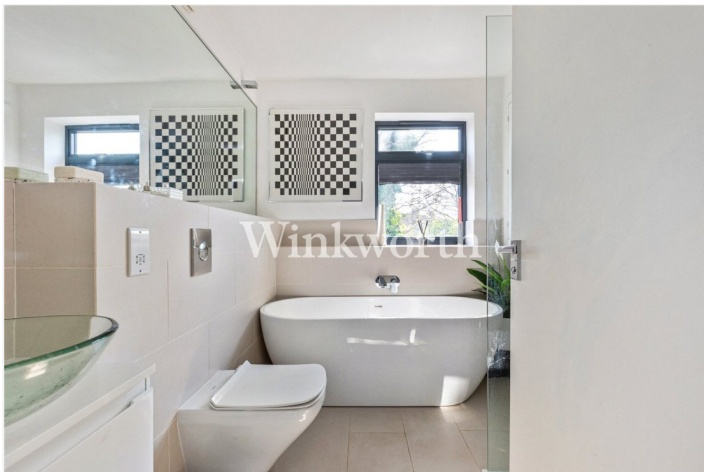
A beautifully presented semi-detached cottage, boasting a light and modern interior, located just a short stroll from open spaces, playing fields, shopping amenities, and an excellent selection of eateries on nearby Green Lanes and Winchmore Hill Broadway.

Originally a two-bedroom home, the property has been meticulously remodelled by the current owner, incorporating thoughtfully designed features to create a more luxurious feel. There is also the potential to extend (subject to planning consent). The ground floor boasts an impressive reception room featuring a bay window with fitted shutters and a gas fireplace, while bespoke understairs carpentry provides useful additional storage. An opening leads through to a stunning eat-in kitchen, fitted with a range of handleless wall and base units and integrated appliances. This space is enhanced by a skylight and bifold doors that flood the room with natural light and open out to a patio - ideal for entertaining both indoors and al fresco. The ground floor also benefits from a stylish and practical shower room.

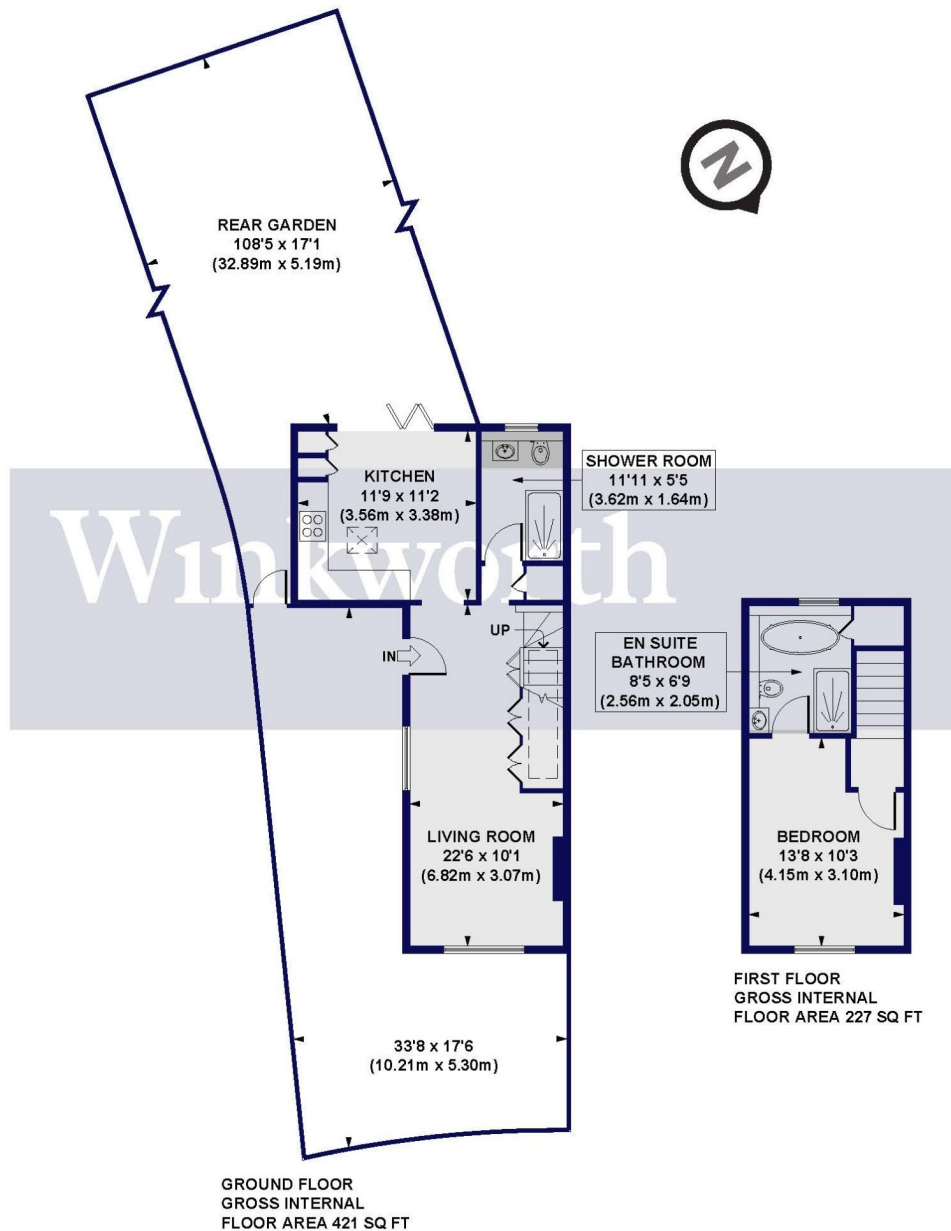
Upstairs, there is a spacious double bedroom and a luxurious en-suite bathroom, previously the second bedroom. The bathroom enjoys a four-piece suite, including a free-standing pebble bath. Both the ground floor shower room and the first-floor bathroom benefit from underfloor heating.

Outside, the property boasts an idyllic south-facing rear garden, extending just over 100' in length, while at the front of the house, there is a generously sized hardstanding.

We highly recommend a viewing to fully appreciate the standard of accommodation offered by this lovely property.



Barrowell Green, N21
Approx. Gross Internal Floor Area 648 sq. ft / 60.18 sq. m



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

EPC to follow

Council Tax: London Borough of Enfield – Band D

All figures that are shown were correct at the time of listing.

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