



Northlands, Potters Bar, Hertfordshire, EN6 5DF

£599,950

- **THREE BEDROOM HOME**
- **GARAGE TO REAR**
- **MODERN FITTED KITCHEN / BREAKFAST ROOM**
- **WALKING DISTANCE TO POTTERS BAR HIGH STREET**
- **SOUTH WESTERLY FACING GARDEN**
- **OFF STREET PARKING**
- **EXTENDED**
- **CLOSE TO A1 AND M25**
- **GOOD SCHOOL CATCHMENT AREA**

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£599,950 Freehold

This Delightful THREE BEDROOM SEMI DETACHED FAMILY HOME is ideally situated just off the Causeway on this quiet turning in Potters Bar.

The property benefits from off street parking and a garage set back to the rear, whilst externally the home benefits from a rear extension with large modern fitted kitchen breakfast room, lounge to the front with bi-folding doors, and a downstairs cloak room. The first floor benefits from two double bedrooms, single bedroom plus family bathroom. The home also has the benefit of solar panels that assist in reducing energy bills.

The private rear garden is south westerly facing and benefits from side access.

Viewing recommended.



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Total Area: 114.5 m² ... 1232 ft² Inc. Garage & Utility

All measurements are approximate and for display purposes only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	70	77
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

