



**Gillings Court, 36 Wood Street, High Barnet,
Hertfordshire, EN5**

Asking Price: £335,000
Share of Freehold

This well presented second floor (top) apartment is positioned at the front of the development, enjoying attractive views over Wood Street. Ideally located just moments from Barnet High Street and within a short walk of High Barnet Underground Station, the property also benefits from an allocated parking space.

The accommodation has been recently redecorated and comprises a spacious front aspect reception room, a fitted kitchen, two well proportioned bedrooms, and a modern three piece bathroom.

Perfectly positioned for convenience, the apartment is just a short walk from Barnet High Street, offering an excellent selection of shops, cafés, restaurants, and the popular Saturday food market. The Spires Shopping Centre, home to Waitrose, H&M, and Anytime Fitness, is also close by. Excellent transport links are provided by High Barnet Underground Station (Northern Line, Zone 5), offering direct access into Central London.

- **PURPOSE BUILT FLAT**
- **SECOND FLOOR (TOP)**
- **TWO BEDROOMS**
- **SPACIOUS RECEPTION ROOM**
- **MODERN FITTED KITCHEN**
- **THREE PIECE BATHROOM**
- **ALLOCATED PARKING**
- **SHARE OF FREEHOLD**
- **TOWN CENTRE LOCATION**
- **CHAIN FREE**

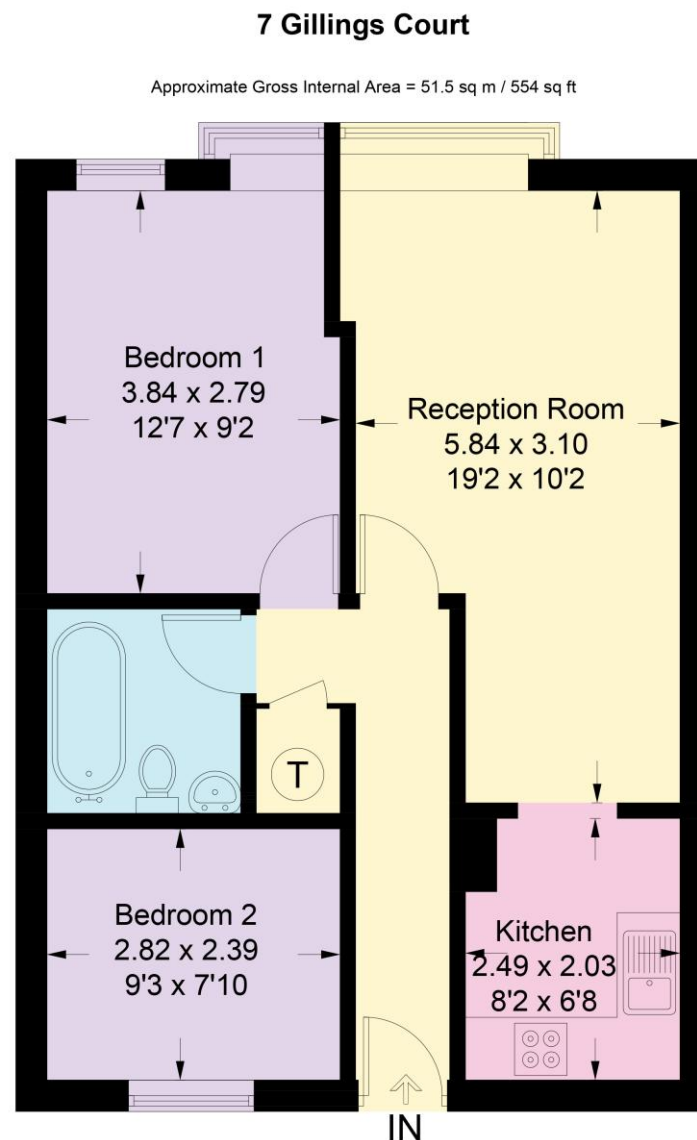


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1319685)



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

Hunters

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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: BRN080206

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