



**Warwick Road, Barnet, EN5**

**Asking Price: £700,000**

*Share of Freehold*

# Warwick Road, Barnet, EN5

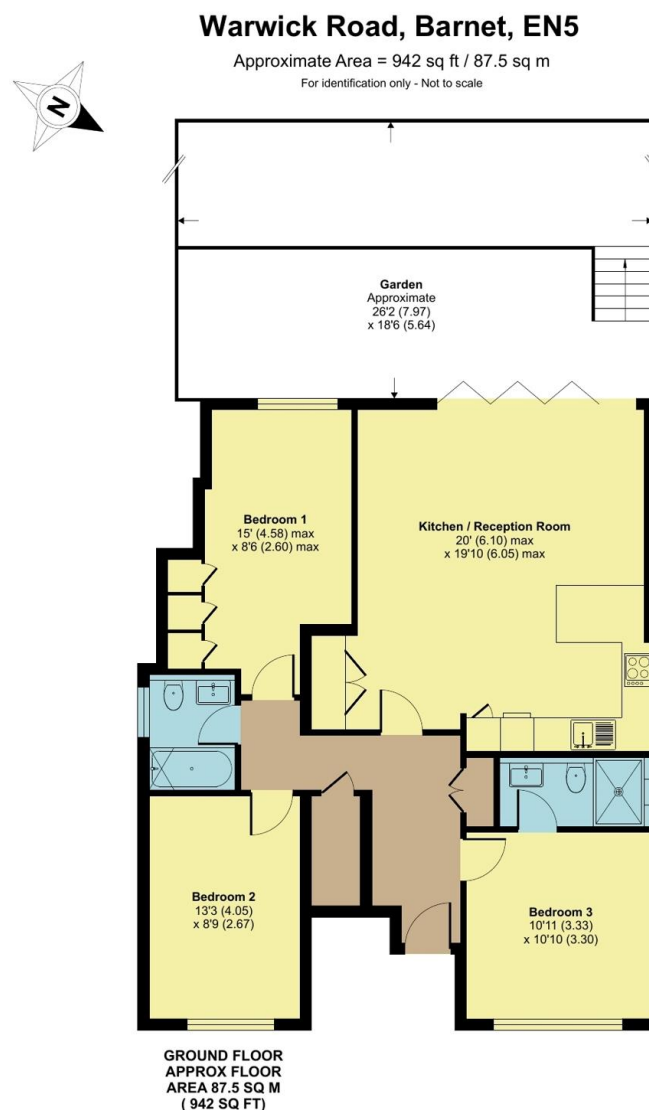
Presenting this newly converted exceptional raised ground floor apartment located in a sought-after area, boasting three double bedrooms and off-street parking. The property features a spacious and bright living area with built in media wall, bar unit and a modern fully-fitted kitchen, along with a stylish marble effect bathroom and en-suite.

The property benefits from direct access to a private garden, creating a tranquil space perfect for relaxation or entertaining guests. The bedrooms are generously sized, providing ample space for comfort and storage.

Conveniently situated close to local amenities, schools, and transport links, this property offers the perfect combination of modern living and convenience and is an ideal choice for families or professionals seeking a contemporary home in a desirable location.

The property is well placed for transport and leisure facilities as well as High Barnet Town Centre providing an array of High street shops, The Spires shopping precinct, a number of bars and restaurants, an Everyman cinema and Barnet's recently opened leisure centre with swimming pool and library. New Barnet Mainline is within a half mile with trains to Kings Cross & Moorgate, whilst further afield High Barnet Underground (Zone 5 Northern Line) provides trains to London's West End and City.

- **NEW CONVERSION**
- **THREE DOUBLE BEDROOMS**
- **MODERN KITCHEN LIVING DINING ROOM**
- **MEDIA WALL**
- **WESTERLY FACING GARDEN**
- **THREE PIECE BATHROOM**
- **EN-SUITE SHOWER**
- **OFF STREET PARKING**
- **CHAIN FREE**



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Hunters Property Group. REF: 1228968












Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>75</b>	<b>75</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

## Hunters Barnet

41 High Street  
High Barnet  
Barnet  
Hertfordshire  
EN5 5UW

T: 020 8441 3377 (sales) | 8441 6969 (lettings)

E: [info@hunters-barnet.co.uk](mailto:info@hunters-barnet.co.uk)

[www.hunters-barnet.co.uk](http://www.hunters-barnet.co.uk)

### 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: BRN240190**