



Cambridge Close, Barnet, EN4 8RA

Asking Price: £395,000

Leasehold

Cambridge Close, Barnet, EN4 8RA

This TOP FLOOR two bedroom/two bathroom flat with West facing balcony is set in this secure gated development with underground parking and lift service to all floors.

Accommodation comprises, entrance hall with storage cupboards, open plan kitchen living room with integrated appliances, west facing balcony and wooden floors. Generous master en-suite, second bedroom with large fitted wardrobes and additional family bathroom. The flat benefits from long lease, underground parking, lift access and onsite gym.

Situated in this convenient location within easy access of Arnos Grove (Piccadilly Line), Totteridge (Northern Line) and Oakleigh Park Overground Stations.

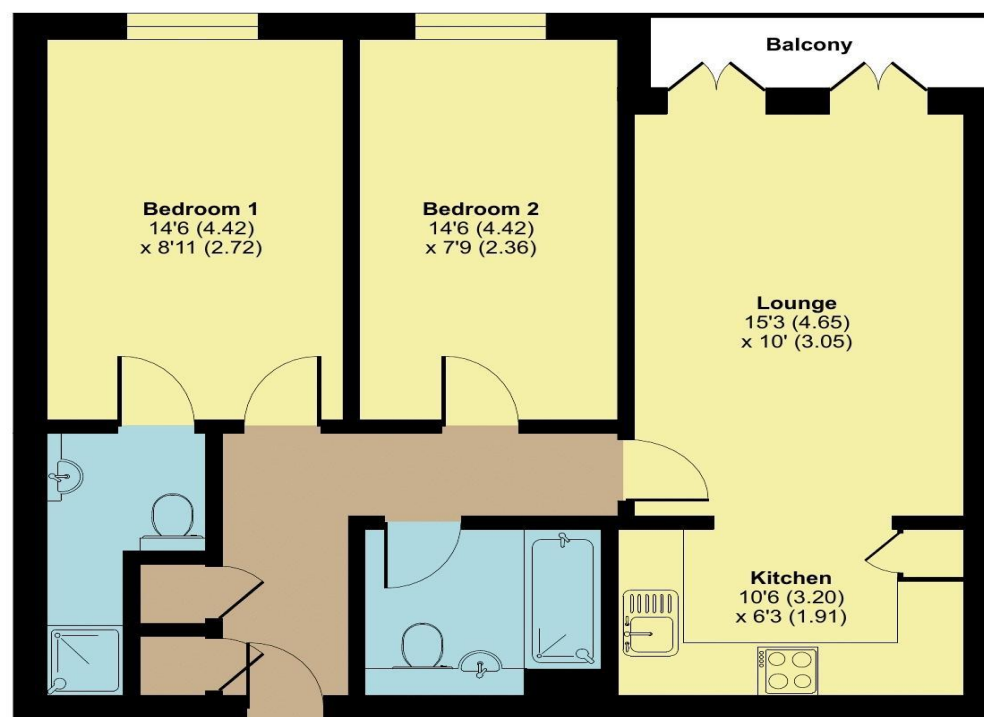
- **TOP FLOOR TWO BEDROOM FLAT**
- **TWO BATHROOMS**
- **OPEN PLAN KITCHEN LIVING ROOM**
- **BALCONY**
- **UNDERGROUND PARKING & LIFT SERVICE**
- **ONSITE GYM**
- **GATED DEVELOPMENT**
- **LONG LEASE**
- **COUNCIL TAX BAND E**



Cambridge Close, East Barnet, Barnet, EN4

Approximate Area = 666 sq ft / 61.8 sq m

For identification only - Not to scale



SECOND FLOOR
APPROX FLOOR
AREA 61.8 SQ M
(666 SQ FT)



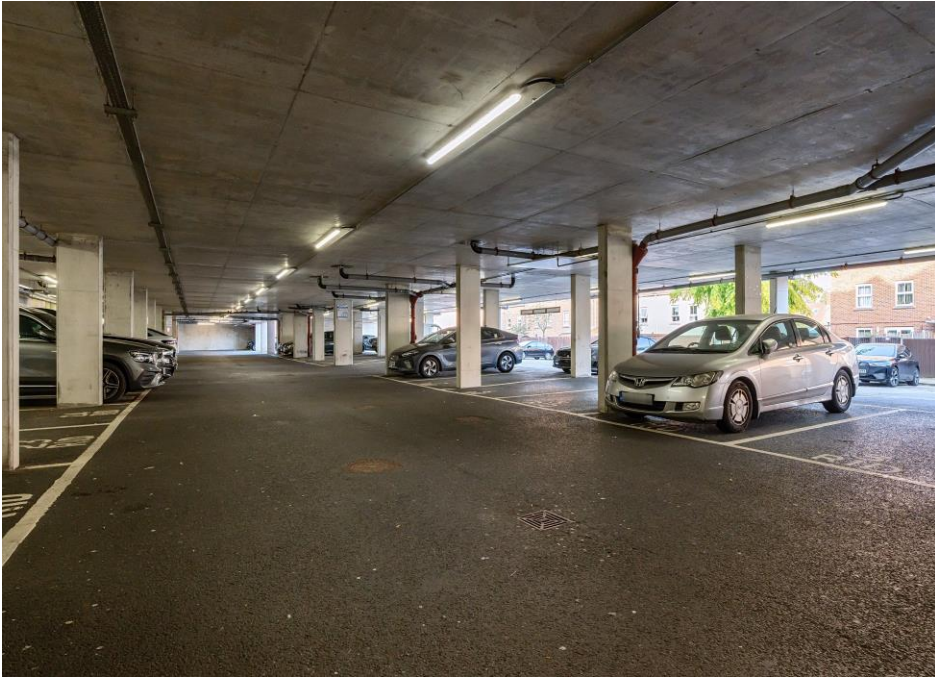
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2024. Produced for Hunters - Barnet & Whetstone. REF: 1201633











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

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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.