



24 Union Street,  
Barnet EN5 4HZ



## Freehold for sale

- Currently arranged as two self-contained flats
- Refurbishment Opportunity

### Description

The existing property comprises a mid-terraced, two storey period cottage, which has been converted into two self-contained flats. The ground floor is currently a one bedroom flat and the first floor a two bedroom flat. Both units are in need of refurbishment and there is scope to reconfigure the ground floor to create separate entrances for both units and add a further bedroom to the ground floor flat.

### Location

The property is located on Union Street just off Barnet High Street, within the London Borough of Barnet. The location is in close vicinity to the Spires Shopping Centre with its extensive shopping facilities and there are many mainstream restaurants nearby. The area is home to many excellent schools and is close to Barnet College.

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## Transport

Union Street is within walking distance of High Barnet Underground Station, which is on the Northern Line, providing a thirty minute commute into the centre of London. There are also plenty of bus routes, including the N20 night service that runs to Trafalgar Square. The M25 and A1(M) motorways are close by, providing links to Central London and Heathrow Airport.

## Viewings

For internal access or to discuss this property in more detail please contact Highfield Investments.

## Terms

Offers are invited in excess of £375,000 Subject to Contract for the vacant freehold interest

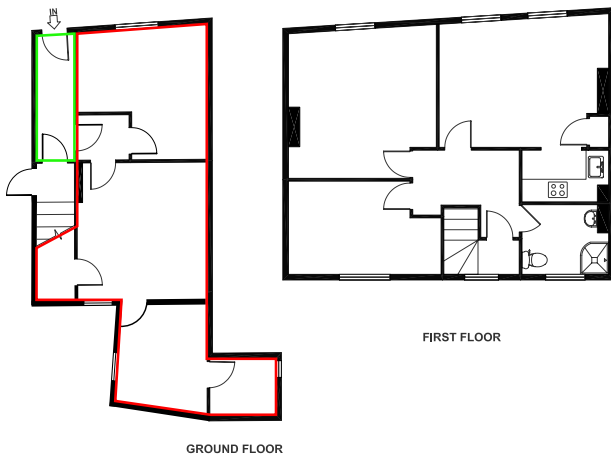
## VAT

We understand VAT is not applicable.

## Location map



## Ground floor plan



Ground floor flat gross internal area is approx 433 sq ft

## First floor plan



First floor flat gross internal area is approx 639 sq ft

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Please note the information provided by Highfield Investments London Limited, trading as Highfield Investments has been given in good faith, however all parties must undertake their own due diligence to satisfy themselves in regards to accuracy.

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