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**Elkanette
Mews,
Whetstone**

**STATONS
TOTTERIDGE
020 8445
3694**

Elkanette Mews, Whetstone, London N20 0PF

- ❖ A most delightful modern style house located in a private select cul-de sac setting within easy reach of Totteridge & Whetstone underground station.
- ❖ The property features an entrance hall with guest cloakroom, fitted kitchen diner to the front and a spacious reception room to the rear opening onto a delightful southerly aspect garden.
- ❖ On the first floor there are 3 bedrooms with bedroom 2 benefitting from fitted wardrobes and family bathroom.
- ❖ There is a delightful garden to the rear and off street parking to the front.
- ❖ The house is conveniently situated close to local amenities, schools, and transport links.
- ❖ This property offers the perfect blend of comfort and convenience. Don't miss out on the opportunity to make this house your home. Contact us today to arrange a viewing.























Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		85
(69-80)	C	72	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Local Authority:
London Borough of Barnet
Council Tax Band: F
FREEHOLD

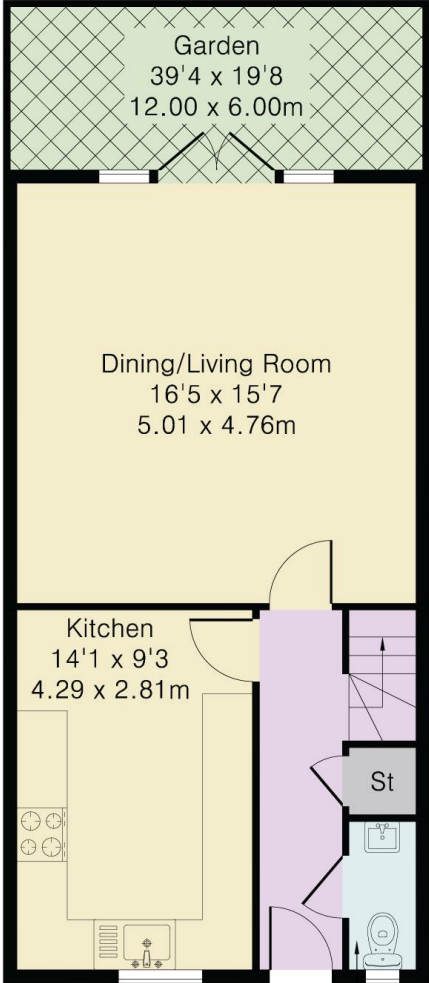


DISCLAIMER: In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings, or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All sizes are approximate. All dimensions include wardrobe spaces where applicable.

Approximate Gross Internal Area 955 sq ft - 89 sq m

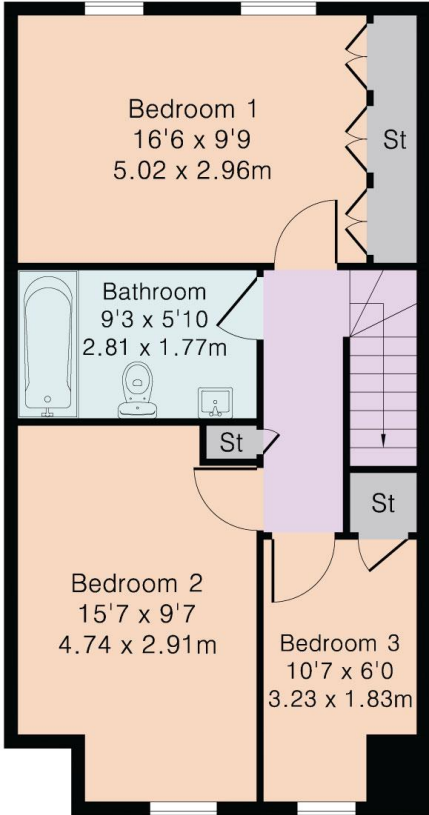
Ground Floor Area 481 sq ft – 45 sq m

First Floor Area 474 sq ft – 44 sq m



Ground Floor

W.C.
5'10 x 3'3
1.77 x 0.99m



First Floor



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