

ASKING PRICE

£300,000

Whitworth Crescent

Enfield, EN3 6YG Leasehold

PROPERTY SUMMARY

A spacious 2 bedroom ground floor purpose built flat situated within a secure gated development on the sought-after Enfield Island Village, conveniently located within easy reach of Enfield Lock BR station, offering direct services into London Liverpool Street. The property is also well placed for local shops, schools, bus routes and excellent road links,

Enfield Island Village benefits from its own range of amenities, including a Tesco Express, gym, eateries and community facilities, making it a popular choice for both first time buyers and downsizers alike.

The accommodation comprises 2 double bedrooms with an en-suite shower room to the principal bedroom, a spacious living area with doors leading directly onto a private patio overlooking the river, a fitted kitchen and family bathroom.

Further benefits include a long lease, gas central heating, gated communal residents' parking, double glazing and the property is offered to the market chain free.

An internal viewing is highly recommended.

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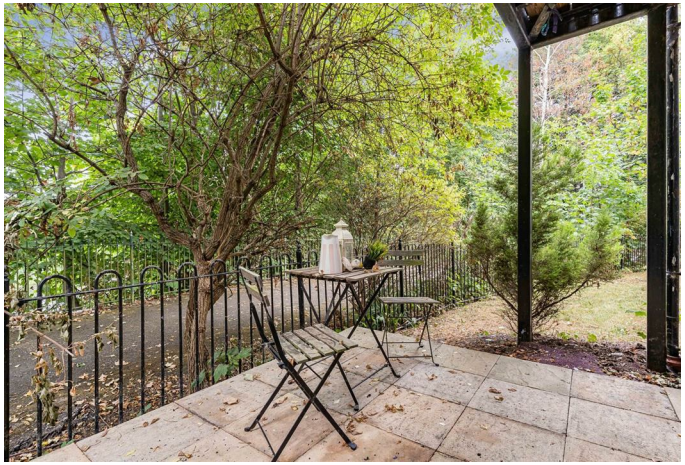




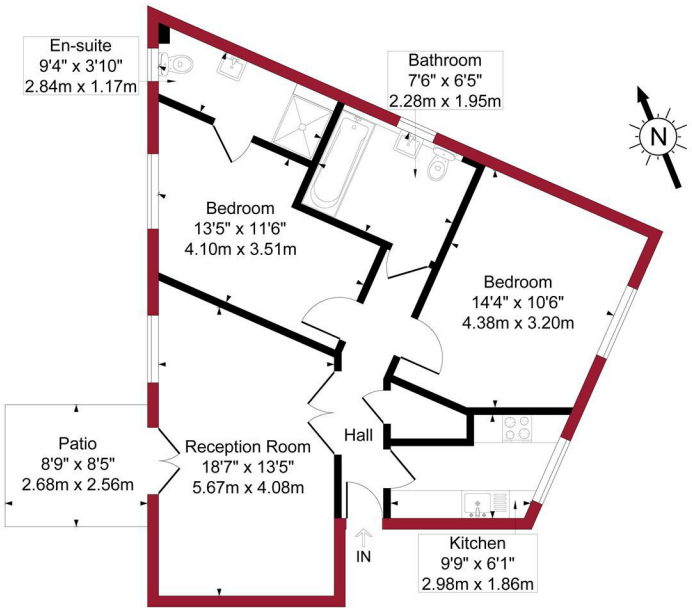








Whitworth Crescent, Enfield, EN3 **Approximate Gross Internal Area** = 649 sq ft / 60.2 sq m



For a guide to the area please scan this code for more information

SCAN ME



Flat Leasehold

Council: Enfield

Council Tax Band: D

Lease Remaining: Expres 10th March 2151.

125 years remaining

Service Charge: £1,250.00 P/A (April 26-March 27)

Ground Rent: £110.00 P/A

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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