



ABSOLUTE
PROPERTY

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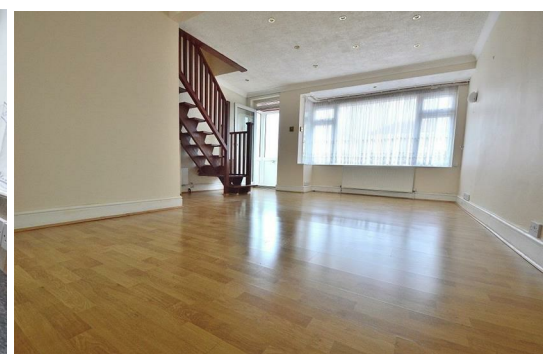
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**85 Winnington Road, Enfield
EN3 5RL**

£420,000

Absolute Property are pleased to offer this three bedroom family home situated within walking distance to Turkey Street station. The property benefits from a gated driveway and garage to the rear of the property. Internally there is a through lounge, modern kitchen, downstairs shower room. Upstairs comprises of three bedrooms of which the master has an en suite wc. Viewing is highly recommended.



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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
82	82	61	82
A	A	B	A
B	B	C	B
C	C	D	C
D	D	E	D
E	E	F	E
F	F	G	F
G	G		G

For energy efficiency: higher rating, lower costs
 For environmental impact: higher rating, lower CO₂ emissions
 England & Wales EPC Directive 2002/91/EC