



Baker Street, Enfield

Available

Offers in excess of £525,000 (Freehold)





3-Bedroom Victorian End of Terrace House, With Garage to Rear and Good Size Garden

Baker and Chase are delighted to present this fantastic Victorian End of Terrace house, boasting 3-bedrooms and a Garage at the end of the garden, on Baker Street, offering good access to some excellent local schools.

Viewings are highly recommended.

Offered in very good condition throughout, the house has bundles of curb appeal with tessellated tiles and stylish ironwork along the front boundary. Internally the property begins via an entrance hall onto a through lounge. The property exudes a blend of period character and contemporary décor throughout. The through lounge has an impressive feature fire place and sweeping staircase to the first floor. A tasteful kitchen also hosts a feature fire place and access onto a spacious bathroom complete with a 3-piece suite and a separate utility area.

The first floor has 3 good size bedrooms. The front facing master bedroom has access to the loft which is boarded and can be used as a functional space.

Externally the property has the unusual added bonus of a brick built garage accessible via Ridler Road. This is a terrific space from both a parking and storage perspective. The back garden is low maintenance with decking and artificial grass throughout.

Both Baker Street and Lancaster Road offer a wide selection of shops and good transport links. The 273-acre Grade II listed Forty Hall Estate and Parkland is just a short walk away. Enfield Town is less than 5-minutes by car and road links are very good with the M25 & A10 both easily accessible from the property.

Council Tax Band - D

Inner Hallway

Radiator, Coving to ceiling, storage cupboard housing: fusebox and electric meter, door to lounge.

Lounge

Original wood flooring, coving to ceiling, double glazed sash windows to front aspect, gas fire place with surround, two radiators, double glazed sash window to rear aspect, door leading to small cellar, stairs to first floor landing, door to kitchen.

Kitchen

Original wood flooring, radiator, feature fire place with surround, base level units, Butler style sink with mixer tap, com worktops, double glazed window to side aspect, space for electric oven and gas hob with extractor over, space for dishwasher, space for fridge/freezer, door to bathroom, door to lean-to/utility room.

Bathroom

Tiled flooring, part-tiled walls, access to WC, radiator, bath with mixer tap and shower attachment, extractor fan, wash hand basin, double glazed window to rear aspect.

WC

Tiled flooring, double glazed window to side aspect, low level WC

First Floor Landing

Original wood flooring, loft access, doors to all bedrooms

Bedroom 1

Two double glazed windows to front aspect, carpet, radiator, loft access

Bedroom 2

Original wood flooring, coving to ceiling, radiator, loft access, double glazed window to rear aspect, cupboard housing 'Vaillant' combination boiler.

Bedroom 3

Original wood flooring, double glazed window to rear aspect, radiator

Rear Garden

Part paved area, outside tap, part decking area, part artificial grass, side pedestrian gate, door leading to garage

Garage

Power and lighting, electric door

Lean to/Utility Room

Tiled flooring, double glazed door leading to rear garden, plumbed for washing machine and dryer

Front Garden

Pebble stone area, gas meter box, part tiled area.

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

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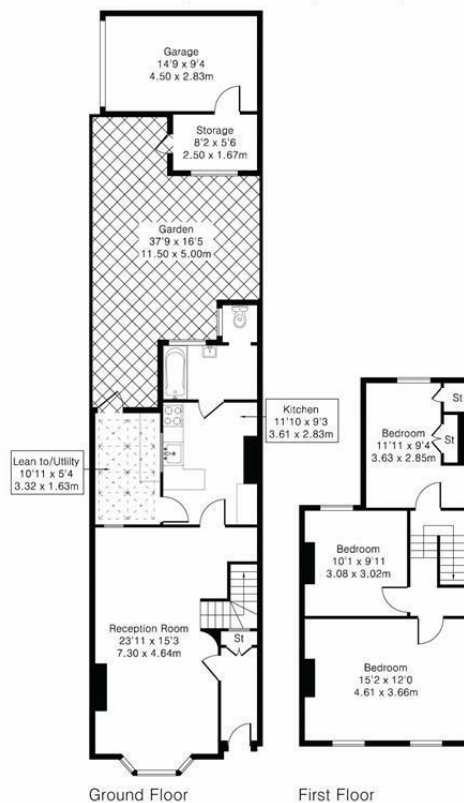


Approximate Gross Internal Area 1210 sq ft - 112 sq m

Ground Floor Area 571 sq ft – 53 sq m

First Floor Area 456 sq ft – 42 sq m

Garage Area 184 sq ft – 17 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



EPC Rating D / Local Authority: / Council Tax Band: D

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