



Tenniswood Road, Enfield

Available

£2,800 Per month (Available from 3rd May 2025, Unfurnished)





Baker and Chase are delighted to offer this stunning fully refurbished well presented 4-bedroom extended semi-detached house, situated over 3 floors with 3 bathrooms and its own driveway providing off street parking and a 68' rear garden. Located on the ever popular Willow Estate. Available now!

Applicant Requirements:

We are searching for tenant(s) with a minimum household income of £84,000+pa

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Entered via a spacious hallway with built in storage cupboards providing ample storage, the property offers a front reception lounge. A ground floor shower room and WC. A brand new stunning 20' modern fitted kitchen with further living space, providing plenty of storage and worktop space, appliances including a washing machine, dishwasher, fridge freezer and a brand new combi boiler. Bi fold doors giving access to the rear garden.

The first floor hosts three bedrooms, two spacious doubles with fitted wardrobes, and a single, in keeping with the traditional 1930's style layout. A stylish amazing brand new 3 piece family bathroom suite. including a bath plus a shower attachment.

The second floor consists of the principal 15' bedroom suite with French doors and a Juliet balcony including a brand new en suite shower room and wc. This wonderful family home also benefits from full gas central heating and double glazing.

With a just under 70' rear garden, 18' storage shed and a driveway that can accommodate two cars, this home is perfect for those seeking the blend of indoor and outdoor living. Conveniently situated in a prime location, this property offers easy access to Enfield Town train station, 0.7 miles away (Liverpool St line) and a plethora of top-rated schools, making it an excellent choice for commuters and families alike. Enfield Town high street is only a short distance away, with its wonderful mall which includes banks, restaurants, cafes and supermarkets.

Offered part furnished and is available now.

For more information, or to arrange your viewing, please call our offi

Exterior

Front garden. Block paved driveway to provide off street parking for 2 cars, side access.

Porch

Double glazed front door to porch. 3 x double glazed windows to front. Outside lighting. Wooden part glazed front door leading to:

Hallway

Laminate flooring, 2 x double glazed windows to porch, stairs to first floor landing, 2 x built in storage cupboards, 2 x storage cupboards above, door to cupboard under stairs housing consumer unit, electric meter, door to

Ground Floor Shower Room

Tiled flooring, ceiling spotlights, extractor fan, low flush wc, wall mounted wash hand basin, shower cubicle, wall mounted shower mixer tap.

Open Plan Kitchen/Living

Tiled flooring, ceiling spotlights, double glazed door to rear garden, window blind, double glazed window to rear, window blind, double glazed bi fold doors, window blinds, double glazed window to side, window blind, double radiator, range of wooden wall and base units, work tops, glass splash backs, integrated Neue washing machine, integrated Bosch dishwasher, Neue built in electric oven and hob, extractor hood over, integrated Neue fridge freezer, cupboard housing Navien combi boiler, single drainer stainless steel sink unit with mixer tap.

Living area - Laminate flooring, double radiator.

Front reception

Laminate flooring, double radiator, double glazed bay windows to front.

First Floor Landing

Laminate flooring, double glazed window to side, window blind.





Bathroom

Ceramic tiled flooring, frosted double glazed window to rear, window blind, extractor fan, wall mounted chrome heated towel rail, low flush wc, wall mounted wash hand basin with cupboard below, panel enclosed bath with mixer tap and shower attachment, glass shower screen, partly tiled walls, shaving mirror.

Bedroom 1

Laminate flooring, double radiator, double glazed bay window to front, window blinds, fitted wardrobes with cupboards above.

Bedroom 2

Laminate flooring, double radiator, double glazed window to rear, window blinds, fitted wardrobes.

Bedroom 3

Laminate flooring, double radiator, double glazed bay window to front, window blinds.

Second floor landing

Laminate flooring, frosted double glazed window to side, window blinds.

Bedroom 4

Laminate flooring, 2 double radiators, sky light, ceiling spotlights, double glazed French doors with Juliet balcony, double doors to eaves storage. Door to

En-suite shower room

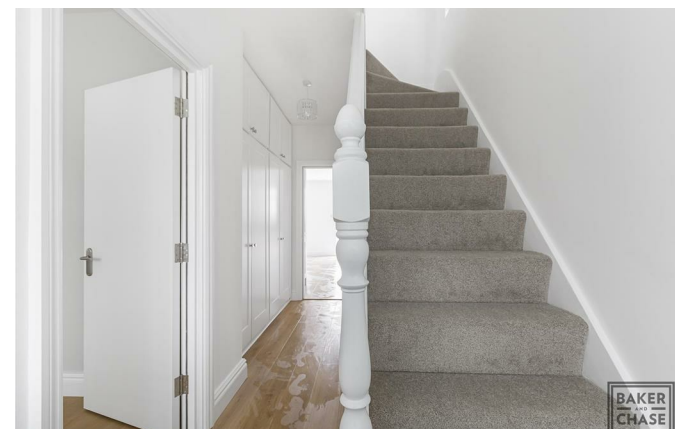
Ceramic tiled flooring, frosted double glazed window to rear, window blind, ceiling spotlights, extractor fan, wall mounted chrome heated towel rail, part tiled walls, low flush wc, wall mounted wash hand basin with cupboard under, corner shower cubicle with wall mounted mixer tap with shower attachment plus further rain shower head.

Rear Garden

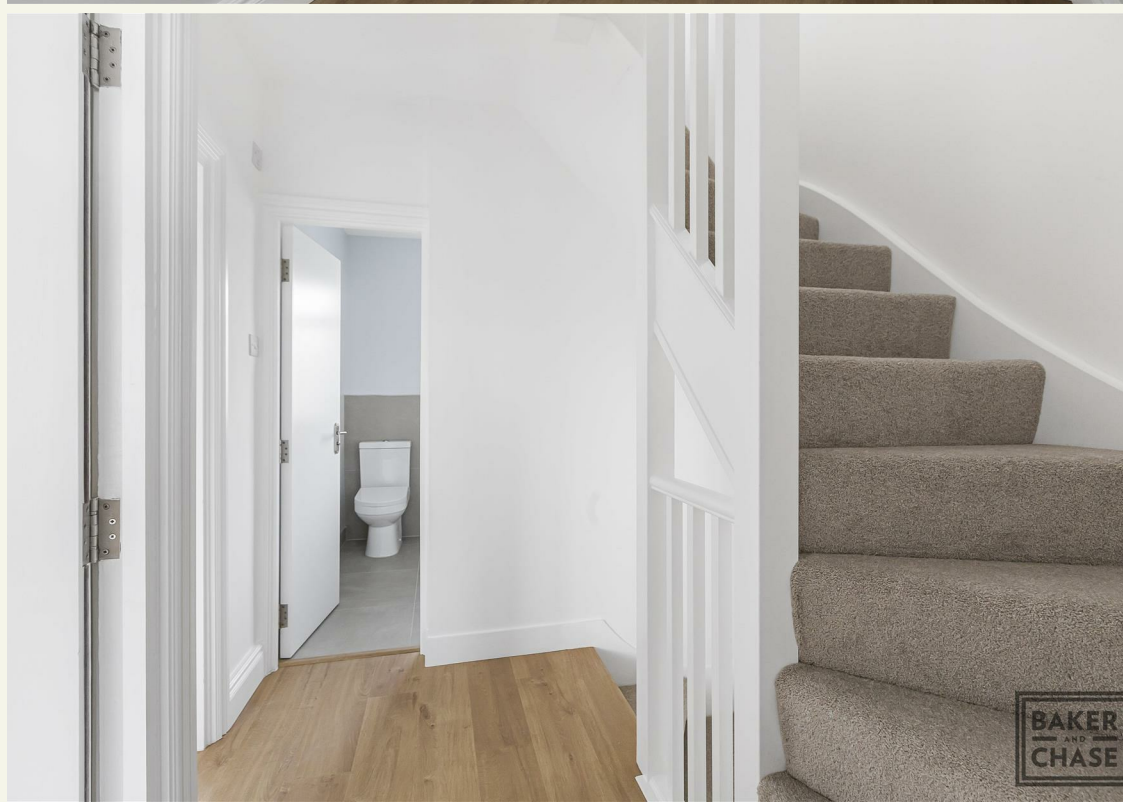
Patio, steps leading down to Astro turf lawn area, (to be completed), large storage shed to rear. Side gate access.

Disclaimer

Consumer Protection from Unfair Trading Regulations 2008: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References









to the Tenure of a Property are based on information supplied by our client. The Agent has not had sight of the title documents. Items shown in photographs are NOT necessarily included.

Consent to Rent: By approving our property particulars/advertising, our client(s) confirm they have obtained all permissions to rent the property.

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

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective occupiers to commission their own survey or service reports before finalising their offer.

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Anti-Money Laundering Regulations: Intending parties will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale/rental.

Availability: Interested parties must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

Fixtures: Items shown in photographs are NOT included. A list of the furnishings can be requested separately.

Referencing: Preferred applicants for a property will be expected to provide financial, credit and employment information, personal/professional references and potentially a guarantor for referencing purposes.







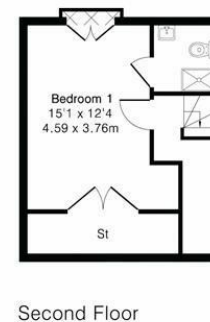
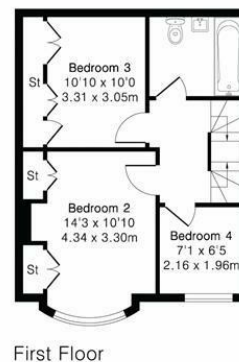
Approximate Gross Internal Area 1521 sq ft - 142 sq m

Ground Floor Area 690 sq ft – 64 sq m

First Floor Area 418 sq ft – 39 sq m

Second Floor Area 287 sq ft – 27 sq m

Garage Floor Area 126 sq ft – 12 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: Enfield / Council Tax Band: E / Deposit required: £3,230

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