



Williams Court, The Ridgeway, Enfield, Greater London, EN2

Available

£2,600 Per month (Available from 9th June 2025, Furnished)





An immaculate and spacious three-bedroom, two-bathroom apartment with balcony and parking, set within an exclusive development on Enfield's prestigious Ridgeway. Available 9th June 2025.

Applicant Requirements:

We are searching for tenant(s) with a minimum household income of £78,000 + per annum

–

Baker and Chase are delighted to offer this exceptionally well-presented 3-bedroom, 2-bathroom apartment with private balcony, set within the exclusive Williams Court development on The Ridgeway, EN2 – one of Enfield's most prestigious roads.

Finished to a high specification throughout, the apartment occupies a desirable position on the first floor (with lift access) and features underfloor heating, integrated appliances, modern furnishings, and access to landscaped communal grounds. The property is available furnished and ready for occupation.

The spacious accommodation comprises a welcoming hallway with ample storage, a stylish open-plan kitchen/living/dining space with granite worktops, high-end appliances, and direct access to the south-facing balcony – ideal for morning coffee or evening relaxation. The main bedroom boasts fitted wardrobes and a luxury en-suite bathroom with both a bath and separate shower. Two further bedrooms and a sleek main shower room complete the layout.

Further benefits include a utility cupboard, video entry system, and allocated off-street parking. Williams Court is well-maintained and secure, with excellent links to Enfield Chase Train Station (approx. 0.6 miles) offering fast services into Moorgate. The Ridgeway is also home to a selection of outstanding local schools and green spaces, including Hilly Fields Park and Enfield Golf Club.

For more information or to arrange your viewing of this superb property, please contact our office.

Communal Grounds

Main Entrance

Post Boxes, Lift and Stairs Serving All Floors

Internal Hallway

Door to Side Aspect, Video Entryphone System, Thermostat-Controlled Underfloor Heating, Coat Cupboard Housing Electric Fuse Box, Utility Cupboard, x3 "Console" Units, Wall Hung Mirror, x2 Artificial Planters

Utility Cupboard (hallway)

Internet and Telephone Points, Plumbed Space for Washing Machine

Lounge

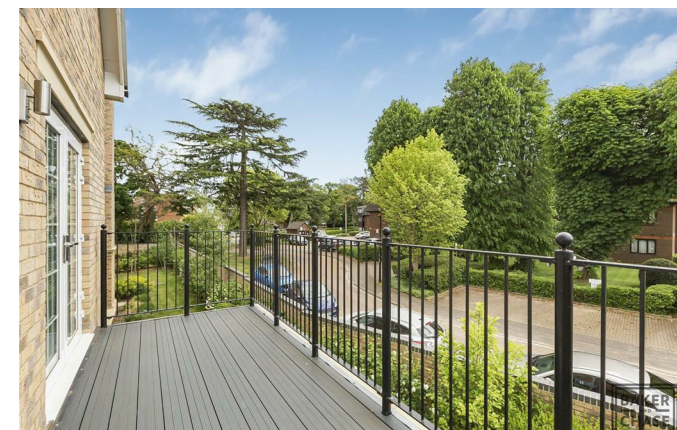
Double Doors to Balcony with Fitted Blinds, Underfloor Heating with Thermostat, Aerial and Internet Points
Furniture: Armchair, Wall Hung Mirror, L-Shape Sofa, x2 Side Tables, Coffee Table, Rug, TV Unit, Tall Corner Lamp

Kitchen/Diner

Double Glazed Window to Rear Aspect, Double Glazed Doors to Side Aspect Leading to Balcony, Underfloor Heating with Thermostat, Matching Wall, Base and Full Height Units Plus Island Units with Granite Worktops, Integrated Appliances Including Fridge/Freezer, Electric Fan Oven, Microwave/Grill, 5-Ring Electric Hob with Extractor Hood Over, Inset Franke Sink with Mixer Tap, Integrated 3-Compartment Bin, Integrated Dishwasher
Furniture: Dining Table & x2 Chairs, x2 Stools, Rug

Bedroom 1

Double Glazed Window with Bespoke Plantation Shutters to Rear Aspect, Underfloor Heating with Thermostat, Spotlights, Hardwired Smoke Alarm, Built-In Wardrobe, Door to Ensuite
Furniture: King Size Bed Frame, x2 Chests of Drawers, x2 Bedside Tables, x2 Bedside Lamps, Optional Armchair with Matching Footstool





En-suite Bathroom

x2 Hand Basins with Mixer Taps and Storage Under, Non-Steam Backlit Mirror, Shaving Point, Bath with Mixer Tap and Shower Attachment, Low Flush WC, Shower Cubicle, Heated Towel Rail, Spotlights, Built-In Extractor Fan, Fully Tiled Wet Areas

Bedroom 2

Double Glazed Window with Plantation Shutters to Rear Aspect, Underfloor Heating, Spotlights, Hardwired Smoke Alarm

Furniture: King Size Bed Frame, x2 Bedside Tables, x2 Bedside Lamps, Armchair

Bedroom 3

Double Glazed Window with Plantation Shutters to Side Aspect, Spotlights, Hardwired Smoke Alarm, Underfloor Heating with Thermostat

Main Bathroom

Hand Basin with Mixer Tap and Storage Under, Low Flush WC, Double Shower Unit, Heated Towel Rail, Shaving Point, Spotlights, Extractor Fan, Half Tiled Walls, Backlit Mirror

Balcony (South Facing)

Composite Decking, Outdoor Light

Outside

Communal Grounds, Bin Storage, Outside Storage For Residents

Parking

One Allocated Parking Space

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.

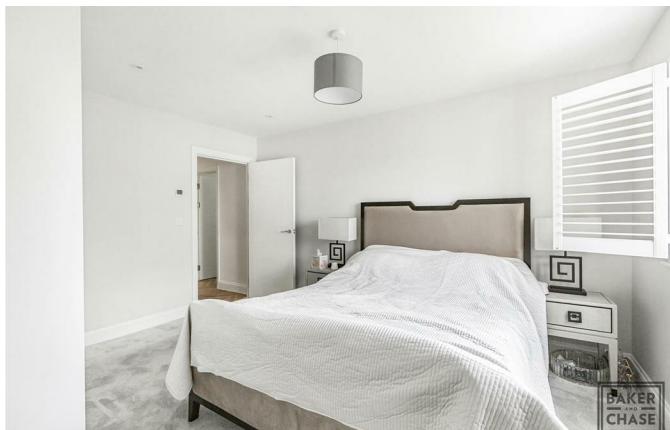
Copyright: You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

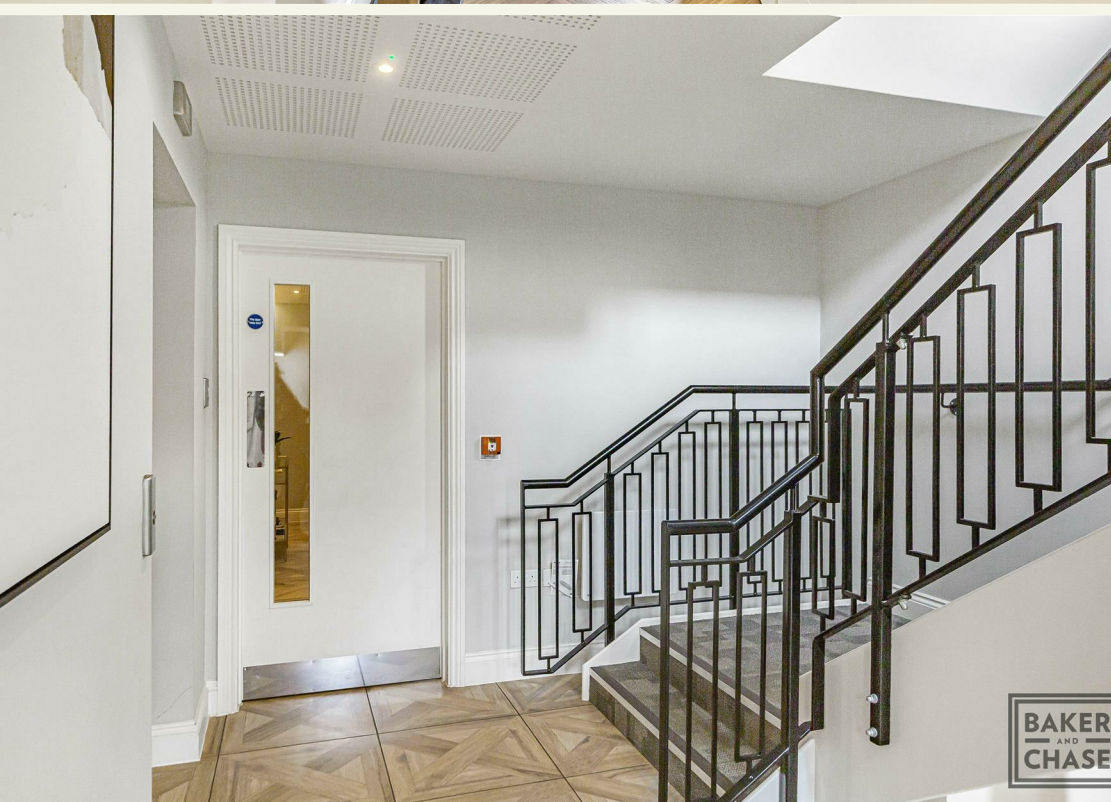
Anti-Money Laundering Regulations: Intending parties will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale/rental.

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.

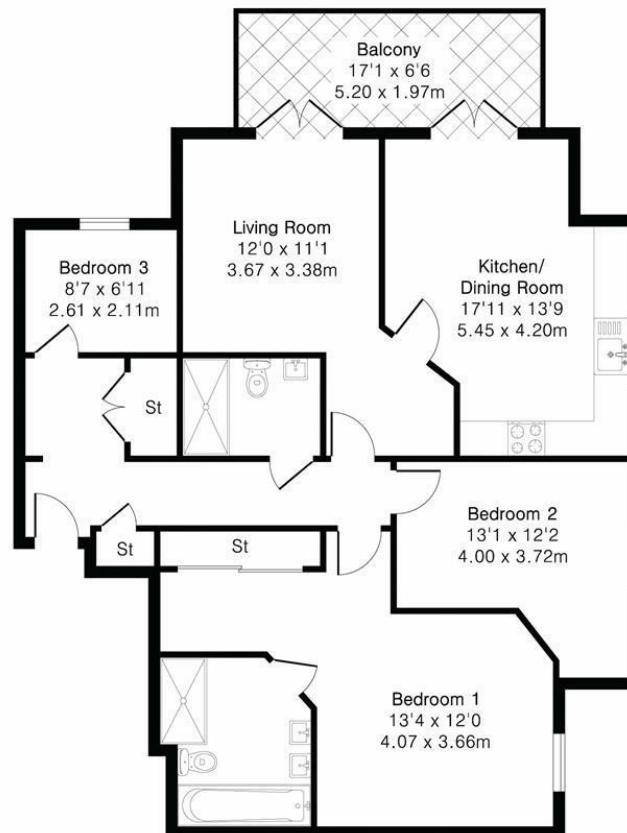
Fixtures: Items shown in photographs are NOT included. A list of the furnishings can be requested separately.

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 1102 sq ft - 102 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 B / Local Authority: Enfield / Council Tax Band: E / Deposit required: £3,000

161 Chase Side, Enfield EN2 0PW
Tel: 020 3637 1100
Email: info@bakerandchase.co.uk
www.bakerandchase.co.uk

