



## 26 Riversfield Road, Enfield, EN1 3DJ

AVAILABLE EARLY JANUARY! \*EARLY VIEWING ESSENTIAL\* Lanes are pleased to offer this stunning semi-detached home that exudes charm and elegance throughout. This five-bedroom property has been meticulously modernised and extended to a very high specification, making it a desirable home in a sought-after location.

As you step inside, you are greeted by two reception rooms that offer versatile living spaces. The cosy living area is perfect for relaxing evenings, while the open-plan kitchen diner is ideal for entertaining guests. The modern kitchen is equipped with high-end appliances, ample cupboard space, and a separate utility area. With sky lights flooding the kitchen with natural light, this space is a joy to cook and dine in.

£3,500



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

