



Bren Court, Colgate Place, EN3 6WF

£175,000

Leasehold





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A 1 bedroom ground floor purpose built modern flat located on the popular Enfield Island Village within 1m of Enfield Lock train station (serving London Liverpool Street station) and close to local amenities and open spaces. The property is offered for sale chain free, requires some cosmetic work and is being sold with 73 years lease remaining. Features include: ground floor, security entry phone system, living room, kitchen, bathroom, bedroom, communal gardens, communal parking, chain free sale, ideal first time buy or buy to let property.

EPC Rating: D
Council Tax Band: C

As advised by seller:-
Terms of Lease: Expires 2098.
Approximately 73 years remain
Service Charge: £2,100 P/A
Ground Rent: £100 P/A
Plus EIV Trust £ 250 P/A

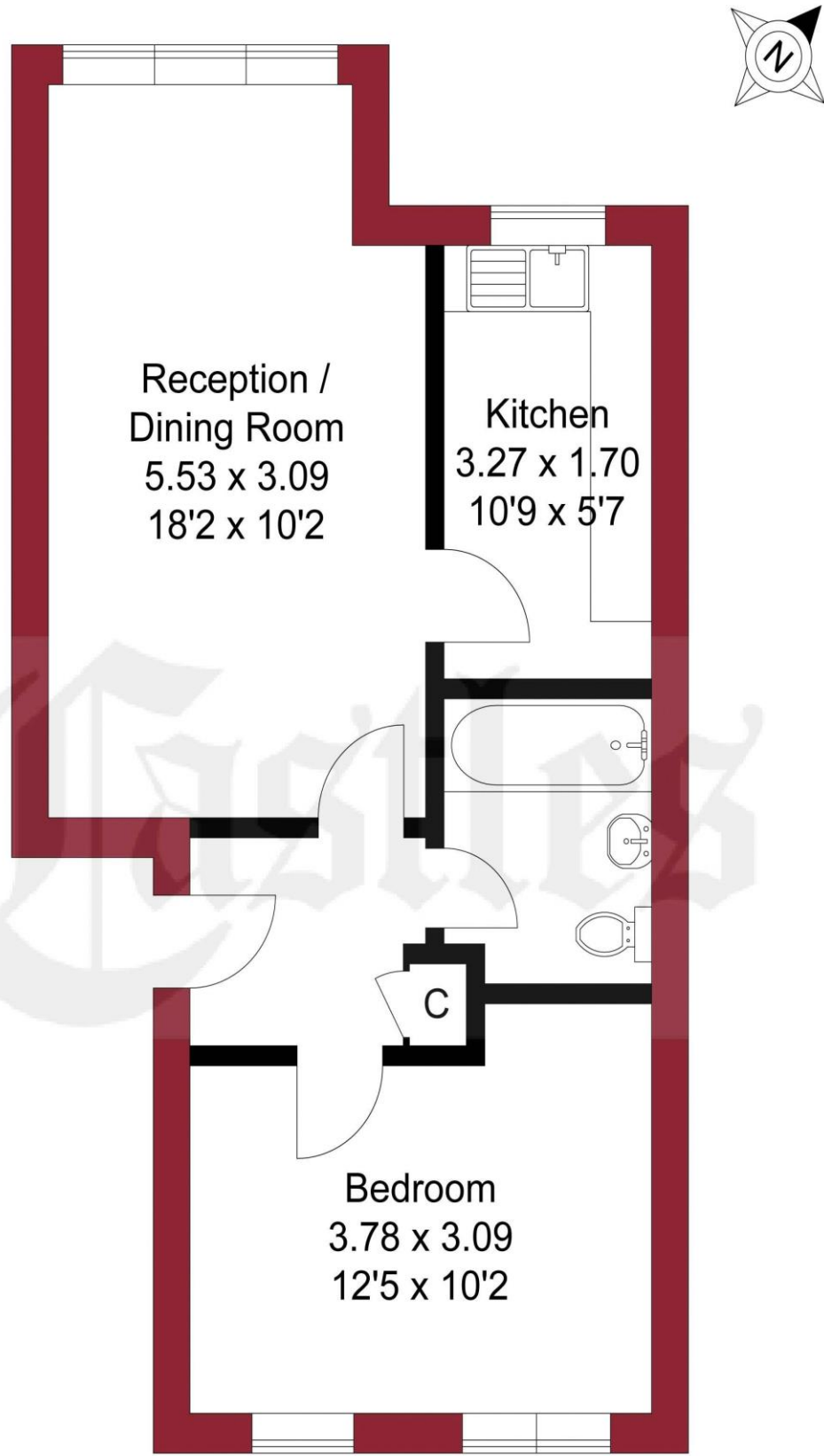
£175,000 Leasehold

Castles

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APPROXIMATE GROSS INTERNAL AREA
41.33 sqm / 444.87 sqft



GROUND FLOOR

THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

An overview of Enfield

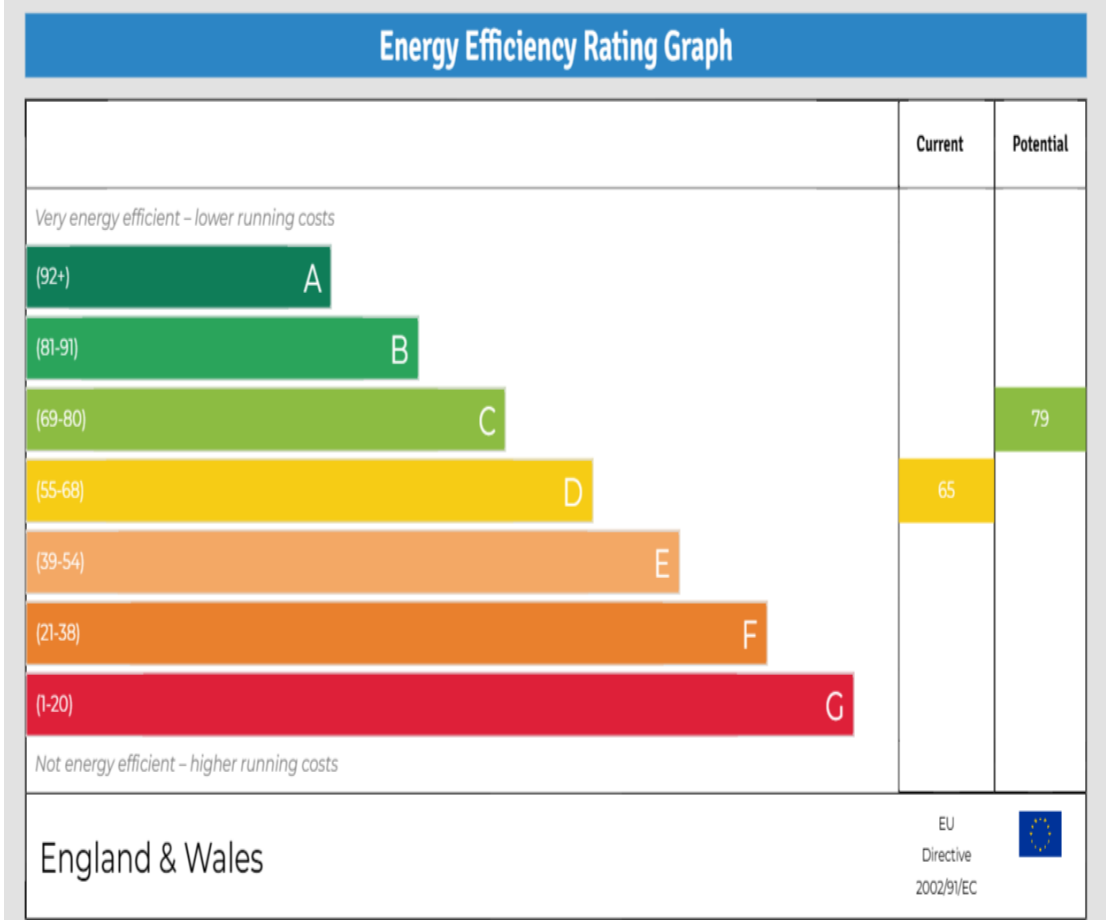
Enfield boasts a proud and distinguished history, home to several country houses and ancient monuments, the area also hosts a notable contingent of famous residents both past and present.

With affordable homes and a safe, green environment, Enfield attracts many buyers pleasantly surprised by the good value of property compared to some of the more pricey neighbouring boroughs.

On the lush, green perimeter of London, Enfield has excellent transport links with a quick and easy train journey into the City and West End.

There are a range of activities to keep residents busy in the borough with seven bustling shopping areas, 900 hectares of parks, three golf clubs, and numerous cinemas, theatres and museums. There is a diverse community residing in the area.

Notable for its range of great schools, vast green spaces and bustling retail centres, as well as good transport links to the rest of the city, Enfield is undoubtedly a thriving place to live and work and proves an excellent choice for first time buyers, families, young professionals and property investors alike."



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