

66, 1, Peregrine Point Alma Road, Enfield, EN3 4FU
Offers in excess of £375,000

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Offers in excess of £375,000
Council Tax Band: C

This stylish and spacious two-bedroom, two-bathroom apartment is set on the 12th floor of a contemporary development in Ponders End, offering a perfect blend of comfort, convenience, and modern design.

Built in 2019, the property features an open-plan living area filled with natural light, a sleek fitted kitchen, and a generous private balcony with far-reaching views — including tranquil water views that create a calm and peaceful atmosphere.

Both bedrooms are well-sized doubles, with the main bedroom benefitting from an en-suite shower room. A separate modern bathroom and excellent storage throughout complete the space, making the layout ideal for individuals, couples, sharers, or downsizers alike.

The development is designed with everyday convenience in mind, with two lifts servicing the building, bike storage wide doorways, double glazing, and efficient central heating throughout.

Located within easy reach of Ponders End Station, offering direct routes into Liverpool Street (approx 20mins) & Tottenham Hale (Approx 5mins), this apartment is also close to local shops, supermarkets, green spaces, and other useful amenities — everything you need is right on your doorstep.

Whether you're looking for your first home, a low-maintenance place to downsize, or a smart buy-to-let investment, this property ticks all the right boxes.

Viewings are available by appointment — get in touch today to arrange yours.



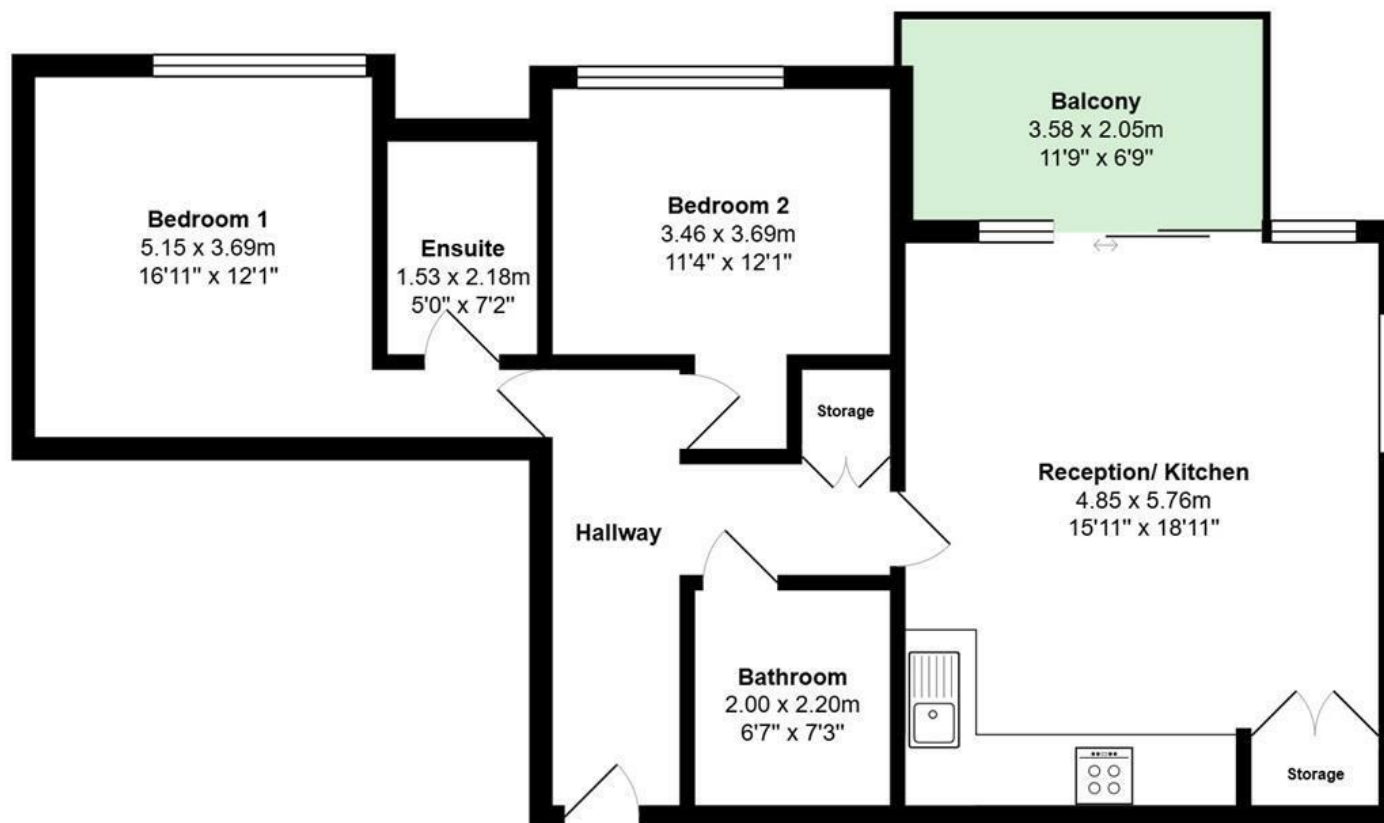
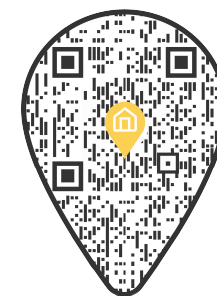






PINDROP PROPERTY

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12th Floor

Total Area: 72.6 m² ... 781 ft²

All measurements are approximate and for display purposes only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(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		