

Halstead Road, London, N21 3DS



welcome to Halstead Road, London

Beautifully appointed three bedroom extended family house in this popular residential location, just minutes from Winchmore Hill Broadway, with its abundance of retail facilities, Bush Hill Parade, Bush Hill Park and Winchmore Hill Rail Stations (Liverpool Street Line and Moorgate Lines) and within close proximity to parks, schools and the A10.

The property is bright and spacious and well presented throughout and has many pleasing features.



Entrance Hall

Wood effect laminate floor, double radiator, coving to ceiling, sunken spotlights to ceiling, understairs storage cupboard.

Lounge

14' 6" x 13' 3" max (4.42m x 4.04m max) Fitted carpet, double radiator, coving to ceiling, stone fire and hearth with matching mantel and surround with inset real flame gas fire, built-in storage units and shelving to alcoves.

Cloakroom / WC

Low flush WC, bracket basin, extractor fan, tiled floor, spotlights to ceiling.

Kitchen / Dining / Breakfast Room

25' x 19' 2" max (7.62m x 5.84m max) Beautifully appointed in an extensive range of modern wall, base and larder units with matching island, marble worksurface and drainer with inset single bowl sink, integrated fridge, integrated freezer, integrated dishwasher and washing machine, space for range cooker with an extractor fan over, double radiator, three skylight windows, double glazed casement doors to garden, sunken spotlights to ceiling.

First Floor

Spacious Landing

Fitted carpet, coving to ceiling, access to boarded loft with pull down ladder.

Bedroom One

13' 7" into bay x 11' 3" max (4.14m into bay x 3.43m max) Fitted carpet, double radiator, coving to ceiling, full range of floor to ceiling wardrobe cupboards.

Bedroom Two

13' 1" x 11' 4" max (3.99m x 3.45m max) Fitted carpet, coving to ceiling, double radiator.

Bedroom Three

9' 8" into bay x 7' 4" (2.95m into bay x 2.24m) Fitted carpet, coving to ceiling, double radiator.

Spacious Family Bathroom

Comprising corner bath with mixer tap, telescopic shower attachment, low flush WC, vanity basin with mixer tap over cupboard under, corner shower cubicle, heated towel rail, extractor fan, shaver point, fully tiled walls and floor, sunken spotlights to ceiling.

Front Garden

Brick paved providing off-street parking with mature flower and shrub borders.

Rear Garden

Mostly laid to lawn with paved patio, decking to rear, timber shed.









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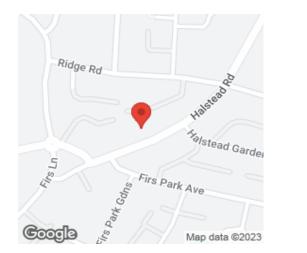
welcome to

Halstead Road, London

- Spacious Lounge
- 22' Kitchen / Dining / Breakfast Room
- West Facing Rear Garden
- Off-Street Parking
- Three Good Sized Bedrooms

Tenure: Freehold EPC Rating: C

£725,000



Please note the marker reflects the postcode not the actual property

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Property Ref:

ENF104081 - 0004

would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we

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