



Uplands Park Road, Enfield, EN2 7PS



welcome to

Uplands Park Road, Enfield

An excellent opportunity to acquire this most desirable and spacious first floor garden maisonette in a most sought after turning, just off The Ridgeway, within walking distance of Enfield Chase Rail Station (Moorgate Line) and Enfield Town multiple shopping centre. Good schools and greenbelt countryside are also close at hand.

The beautifully presented accommodation features:-



Private Front Door

To:-

Ground Floor Lobby

Mosaic tiled floor, easy rising staircase with fitted carpet.

First Floor

Spacious Landing

Fitted carpet, access to loft via built-in ladder. Loft is boarded and houses combination gas central heating boiler.

Lounge / Diner / Kitchen

26' 8" max x 15' 6" max (8.13m max x 4.72m max)

Lounge Area

Fitted carpet, two radiators, open planned to kitchen area.

Kitchen Area

Comprehensively fitted in attractive modern units comprising base units with solid wood worktops, inset one and half bowl stainless steel unit, matching wall cabinets, inset gas hob unit with fume extractor hood over, built-in oven, dishwasher, washing machine and fridge-freezer, ceramic tiled floor.

Bedroom One

12' 2" x 11' 7" (3.71m x 3.53m)

Fitted carpet, radiator, range of modern built-in wardrobe cupboards.

Bedroom Two

11' x 10' 9" (3.35m x 3.28m)

Fitted carpet, radiator, separate cupboard housing electric and gas meters.

Bathroom / WC

Panelled bath with mixer taps, shower curtain and rail, vanity wash hand basin with cupboard under, low flush WC (white suite), ceramic tiled floor, heated towel rail.

Outside

Rear Garden

Delightful south facing rear garden with artificial grass and decking, garden shed, outside tap.





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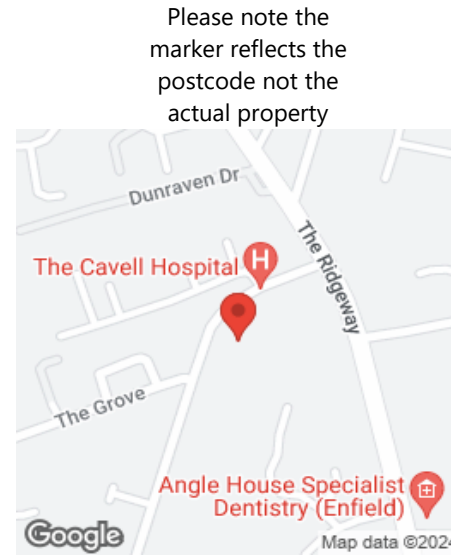
Uplands Park Road, Enfield

- Own Rear Garden (South Facing)
- Modern Bathroom / Shower Room
- Stunning Open Planned Lounge / Diner / Kitchen
- Own Loft Area
- Share Of Freehold

Tenure: Leasehold EPC Rating: C

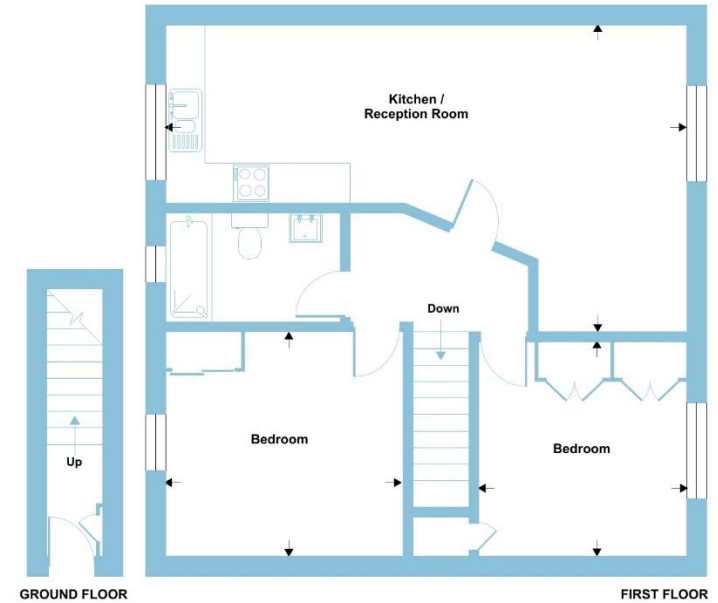
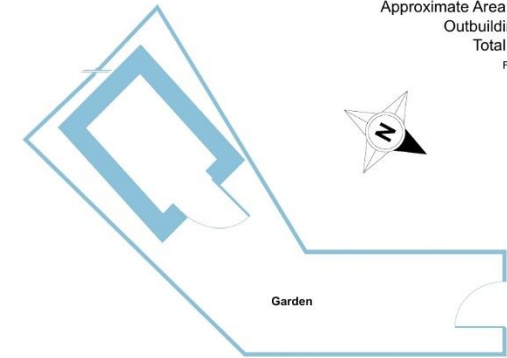
This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£450,000



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Approximate Area = 744 sq ft / 69.1 sq m
Outbuilding = 22 sq ft / 2.1 sq m
Total = 766 sq ft / 71.2 sq m
For identification only - Not to scale



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Property Ref:
ENF104367 - 0004

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Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2024. Produced for Barnard Marcus. REF: 1119302



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