



South Ordnance Road, Enfield, EN3 6HR



welcome to
South Ordnance Road, Enfield

Barnfields are pleased to offer this well proportioned two bedroom cottage overlooking the River Lea, located within 0.5 miles of Enfield Lock Station (Liverpool Street Line) and within easy access of the M25 Motorway.

The property boasts a west facing garden and is offered chain free.





Through Lounge

25' 6" x 11' 9" (7.77m x 3.58m)

Wood laminate floor, two radiators, stairs to first floor, coving to ceiling, cupboard housing electrics, double glazed window to front and rear, door to kitchen.

Kitchen

9' 7" x 7' 4" (2.92m x 2.24m)

Comprising wood effect wall, display and base units with contrasting worksurface over, one and half bowl stainless steel sink and drainer, tiled splashbacks, 4 ring gas hob, integrated oven and extractor fan over, space for fridge-freezer, washing machine and dishwasher, tiled floor, double glazed window to side, door to lobby.



Lobby

Tiled floor, built-in cupboard, door to rear garden, door to bathroom.

Bathroom / WC

Panelled bath, pedestal wash hand basin, low flush WC, fully tiled walls and floor, radiator, two frosted double glazed windows to rear.

First Floor

Landing

Access to loft.

Bedroom One

12' 2" x 11' 6" (3.71m x 3.51m)

Fitted carpet, radiator, coving, telephone point, built-in wardrobe cupboards, double glazed window to rear.

Bedroom Two

11' 6" x 10' 5" (3.51m x 3.17m)

Fitted carpet, radiator, coving, built-in wardrobe, double glazed window to front.

Outside

Front Garden

Rear Garden

Approximately 50' rear garden, tree to rear.



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welcome to

South Ordnance Road, Enfield

- Chain Free
- West Facing Garden
- Overlooking The River Lea
- Two Bedrooms
- Spacious Through Lounge

Tenure: Freehold EPC Rating: D

£360,000



Please note the marker reflects the postcode not the actual property

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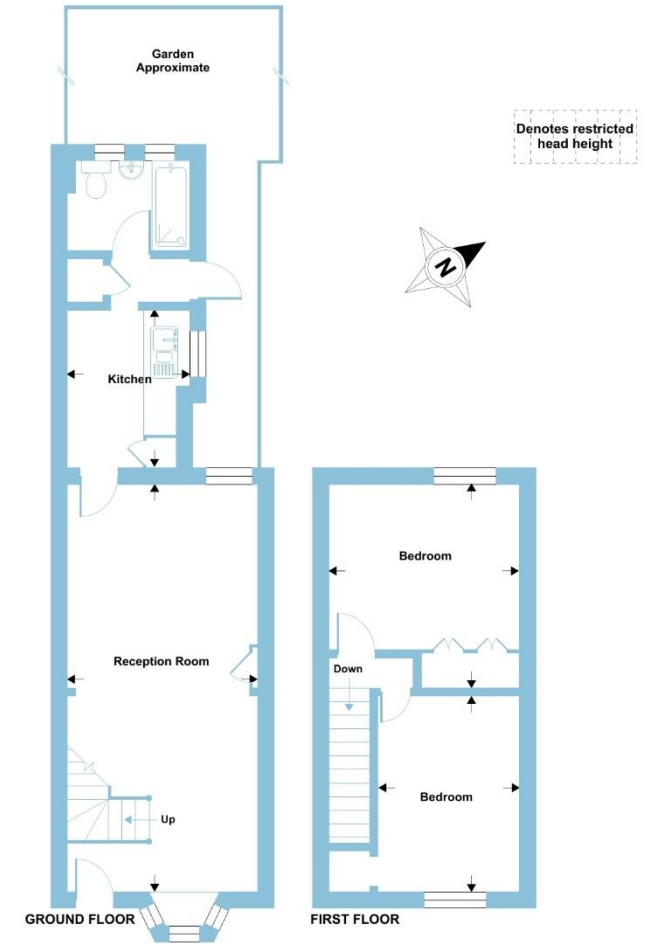
Property Ref:
ENF103693 - 0003

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Approximate Area = 733 sq ft / 68.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2022. Produced for Barnard Marcus. REF: 975926



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