



**Hansart Way, Enfield, EN2 8NB**



**welcome to**  
**Hansart Way, Enfield**

Barnfields are delighted to offer for this superb chain free third (top) floor, purpose built one bedroom apartment in a most convenient and sought after location, within easy walking distance of Gordon Hill Rail Station (Moorgate Line) and within easy access of Enfield Town multiple shopping centre, greenbelt countryside and the M25 Motorway.

An ideal First Time Buy!





### **Staircase Leads Up To:-**

Third floor landing.

### **Hallway**

Solid wood flooring, wall mounted entryphone system, built-in cupboard.

### **Lounge**

14' x 10' ( 4.27m x 3.05m )

Solid wood flooring, double glazed windows to rear.

### **Kitchen**

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

Range of fitted wall and base units with toning worksurfaces, electric hob with oven below and extractor above, sink and drainer, plumbing for washing machine, space for fridge/freezer, tiled splashbacks, door to large storage cupboard housing hot water tank, tiled flooring, double glazed window to side.

### **Bedroom**

10' 11" x 8' 10" ( 3.33m x 2.69m )

Fitted carpet, double glazed window to rear.

### **Bathroom**

White suite of panelled bath with electric shower above, low level WC with concealed cistern, hand basin with cupboards beneath, double glazed window to side, fully tiled walls and floor.

### **Outside**

Communal rear garden.

### **Parking**

Available on a first come first served basis.



***view this property online*** [barnfields.co.uk/Property/ENF104547](http://barnfields.co.uk/Property/ENF104547)



welcome to

## Hansart Way, Enfield

- Chain Free
- Double Bedroom
- Modern Fitted Bathroom and Kitchen
- Security Entryphone System
- Close To Station

Tenure: Leasehold EPC Rating: F

This is a Leasehold property with details as follows; Term of Lease 99 years from 31 Oct 2012. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

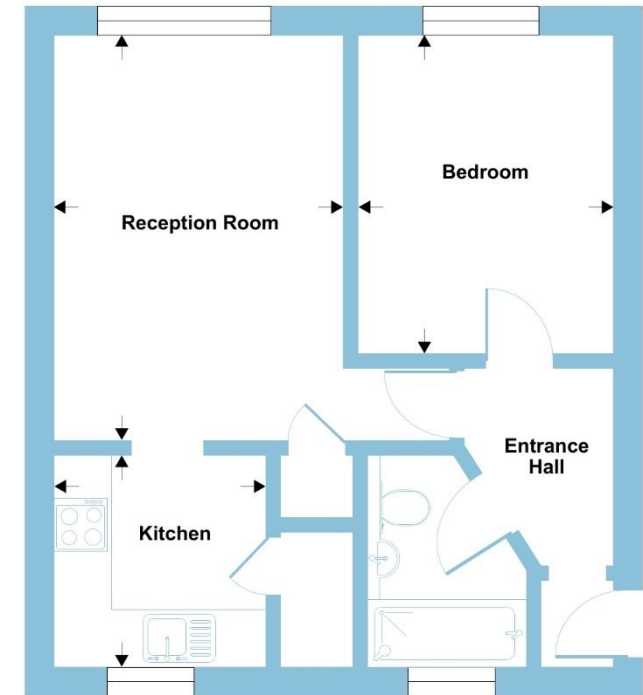
**£260,000**



Please note the marker reflects the postcode not the actual property

**Hansart Way, Enfield, EN2**

Approximate Area = 422 sq ft / 39.2 sq m  
For identification only - Not to scale



THIRD FLOOR

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Property Ref:  
ENF104547 - 0003

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Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Barnard Marcus. REF: 1166274



**barnfields**



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