



**Monks Road, Enfield, EN2 8BG**

  
**barnfields**



**welcome to**

## **Monks Road, Enfield**

Barnfields are delighted to offer for sale this spacious, chain free two bedroom semi-detached bungalow situated on a wide corner plot, in popular and quiet residential turning within close proximity of both Gordon Hill and Enfield Chase Rail Stations (Moorgate Line) and Enfield Town multiple shopping centre.

The property has been extended to add a dining room, conservatory and en-suite shower room to the master bedroom and offers scope for further potential subject to relevant planning regulation.



### Double Glazed Entrance Porch

Opens to:-

### Hallway

Fitted carpet, radiator, loft hatch opening to loft storage space, built-in cupboard.

### Bedroom One

14' 8" x 10' 1" ( 4.47m x 3.07m )

Fitted carpet, double glazed windows to front, radiator, door to:-

### En-Suite

Dual aspect room with large fully tiled step-in shower unit with glass screen, wall mounted hand basin, low level WC, fitted carpet.

### Bedroom Two

9' 11" x 7' ( 3.02m x 2.13m )

Fitted carpet, double glazed windows to front, radiator.

### Bathroom

Panelled bath with shower attachment, pedestal wash hand basin, low level WC, double glazed window to side, wood effect vinyl flooring, radiator.

### Lounge

12' 1" x 12' 1" ( 3.68m x 3.68m )

Fitted carpet, radiator, electric fire with stone feature wall and marble hearth.

### Dining Area

10' 11" x 7' 4" ( 3.33m x 2.24m )

Fitted carpet, radiator, double glazed windows to rear and sliding patio door to the conservatory.

### Kitchen

12' 5" x 8' 11" ( 3.78m x 2.72m )

Range of fitted wall and base units with toning worktops, sink and drainer, space for oven with extractor above, tiled splashbacks, wood effect vinyl flooring, double glazed windows and door to conservatory.

### Conservatory

11' 5" x 7' 6" ( 3.48m x 2.29m )

Double glazed with many window openers and French doors to the garden, wood effect vinyl flooring.

### Outside

#### Garden

A wide south/westerly facing wrap around garden with lawn, large paved patio area, mature tree and shrub borders, gate leading to the front of the house.

#### Garage

A single garage with access door from the garden and up and over door to front.

### Off-Street Parking

Brick paved off-street parking to front for two cars.



**view this property online** [barnfields.co.uk/Property/ENF104745](http://barnfields.co.uk/Property/ENF104745)











welcome to

## Monks Road, Enfield

- Two Bedrooms
- Two Bathrooms
- Lounge
- Dining Room
- Fitted Kitchen

Tenure: Freehold EPC Rating: D

**£625,000**



Please  
note the  
marker  
reflects  
the  
postcode  
not the  
actual  
property

check out more properties at [barnfields.co.uk](https://barnfields.co.uk)



Property Ref:  
ENF104745 - 0003

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

Barnfields is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Monks Road, Enfield, EN2



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Barnard Marcus. REF: 1214570



**020 8363 3394**



[info@barnfields.com](mailto:info@barnfields.com)



1a Windmill Hill, Enfield, Middlesex, EN2 6SE



[barnfields.co.uk](https://barnfields.co.uk)