



Ridge Crest, Enfield, EN2 8JX

welcome to
Ridge Crest, Enfield

Barnfields have pleasure in presenting this spacious and extended, four-bedroom semi-detached family house with garage, own drive situated in this quiet residential tree lined turning, just minutes from Gordon Hill Rail Station (Moorgate Line), The Wren and One Degree Academy Schools, greenbelt countryside and within close proximity of local shops and access to the M25 and Enfield Town with its multiple shopping facilities.

The property has been modernised and extended by the current vendor to a high standard and has many pleasing features.





Entrance Hall

Understairs storage cupboard, coving to ceiling, picture rail, dado rail, oak floor, original leaded window, double radiator.

Lounge

16' into bay x 12' 11" max (4.88m into bay x 3.94m max)
Double radiator, fitted carpet, coving to ceiling, open fire with tiled hearth.

Dining Room

23' 5" x 11' 5" (7.14m x 3.48m)
Wood effect floor, part vaulted ceiling with Velux windows, bi-fold double glazed doors to garden patio, single radiator, double radiator, access to:-

Kitchen / Dining Room

15' 8" max x 14' 6" max (4.78m max x 4.42m max)
Fitted in a range of matching wall and base units (wood), with inset gas hob with extractor hood over and sink to contrasting work surface, tiled splashback, plumbing for dishwasher, part vaulted ceiling, integrated double oven and grill, two column radiators, casement door to garden.

Utility Room

8' 6" x 6' 3" (2.59m x 1.91m)
Double radiator, single bowl stainless steel sink unit, plumbing for washing machine, vinyl tiled floor, extractor fan, wall and larder cupboards, tiled splashback.

Cloakroom / WC

Low flush WC, vanity basin, wooden floor, double radiator, extractor fan.

First Floor

Split Level Landing

Fitted carpet, picture rail, access to fully boarded loft with power and light via pull down ladder, airing cupboard.

Bedroom One

16' 10" into bay x 12' 9" max (5.13m into bay x 3.89m max)
Fitted carpet, radiator, two double built-in wardrobe cupboards, coving to ceiling.

Bedroom Two

12' 5" x 10' 10" max (3.78m x 3.30m max)
Fitted carpet, double radiator, vanity wash hand basin with cupboards under, south facing views to rear over garden and large plot beyond*.

Bedroom Three

15' 2" x 8' to extremes (4.62m x 2.44m to extremes)
Wood effect floor, access to loft, double radiator.

Bedroom Four

10' 1" x 6' 10" (3.07m x 2.08m)
Wood effect floor, double radiator.

Spacious Family Bathroom

Comprising vanity basin with cupboards under, panelled bath with electric shower over, curtain and rail, low flush WC, fully tiled walls and floor, shaver point, heated towel rail, electric underfloor heating.

Outside

Front Garden

Part lawned with mature tree and shrubs, off-street parking with vehicular access to garage, side access to:-

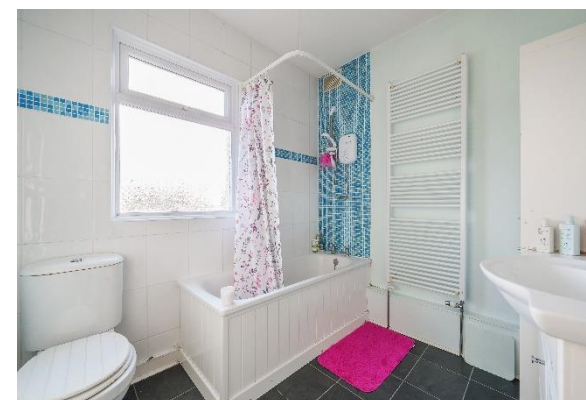
Rear Garden

Approximately 90' of south facing garden laid to lawn, raised paved patio, mature flowers and shrub borders, security lighting, with gate to*

* Large shared land locked plot of mature garden, predominately lawned with mature trees, offering additional shared outside space for several neighbouring houses. Further details on request.

Garage

Brick built garage with power and light, casement door to side.



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welcome to

Ridge Crest, Enfield

- Two Spacious Reception Rooms
- Large Rear Garden*
- Spacious Kitchen / Diner
- Utility Room
- Downstairs Cloakroom / WC

Tenure: Freehold EPC Rating: D

£850,000



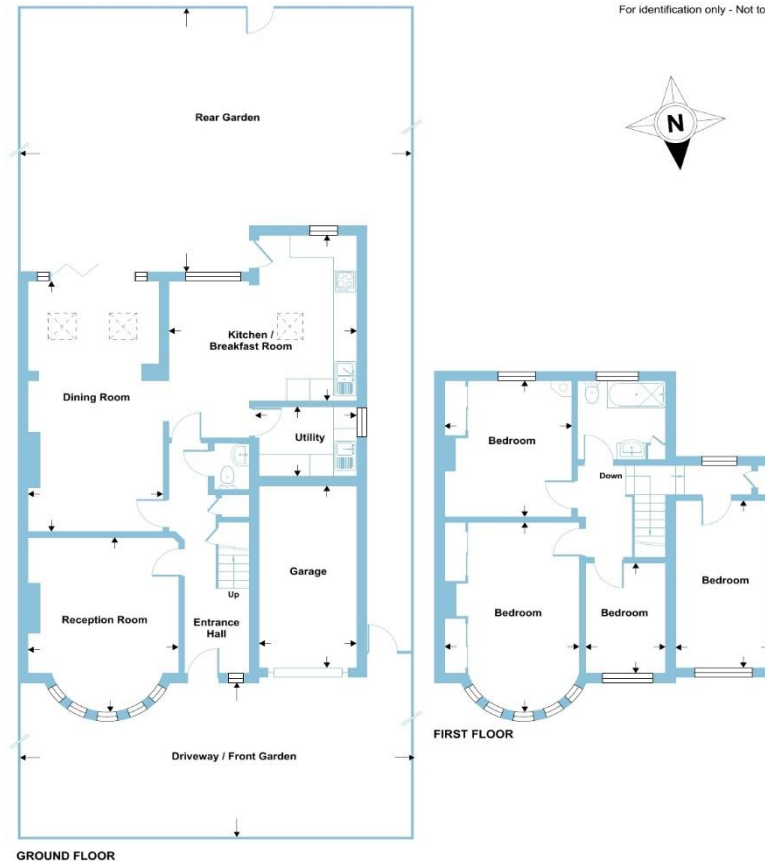
Ridge Crest, EN2

Approximate Area = 1586 sq ft / 147.3 sq m

Garage = 138 sq ft / 12.8 sq m

Total = 1724 sq ft / 160.2 sq m

For identification only - Not to scale



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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: 1218242



Please note the marker reflects the postcode not the actual property



Property Ref:
ENF104765 - 0004

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barnfields



020 8363 3394



info@barnfields.com



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



barnfields.co.uk