



Jaycroft, Enfield, EN2 8NG

welcome to **Jaycroft, Enfield**

A charming end of terrace two-bedroom cottage in a delightful location, just off The Ridgeway, within easy access of Enfield Town shopping centre and rail stations (Moorgate and Liverpool Street Lines). Greenbelt countryside is also close at hand, together with good schools.

The well-presented accommodation features:-



Entrance Lobby

Lounge

15' x 11' 9" (4.57m x 3.58m)

Stripped floor, handsome cast iron fireplace with tiled slips and wooden mantel surround, bay window, radiator, open planned to dining room.

Dining Room

12' 6" x 9' 4" (3.81m x 2.84m)

Stripped floor, radiator, understairs storage cupboard, turning staircase to first floor.

Kitchen

9' 1" x 6' 9" (2.77m x 2.06m)

Comprehensively fitted in attractive cream units, comprising base units with granite worktops, inset sink unit, inset ceramic hob with fume extractor hood over, built-in oven, integrated fridge-freezer, washing machine, part tiled walls, cupboard housing combination gas central heating boiler, stable style door to garden.

First Floor

Landing

Fitted carpet, access to loft, which is insulated and boarded.

Bedroom One

14' 1" x 11' 9" (4.29m x 3.58m)

Fitted carpet, radiator, range of mirror wardrobes.

Bedroom Two

10' x 6' 9" (3.05m x 2.06m)

Fitted carpet, radiator, built-in storage cupboard.

Shower Room / WC

Large shower cubicle, vanity wash hand basin with granite surround, low flush WC (white suite), ceramic tiled floor, fully tiled walls, heated towel rail.

Outside

Double Garage

There are two garages knocked into one measuring 16' 8" x 16', power and lighting, two up and over doors.

Rear Garden

Courtyard style rear garden, walled with patio, synthetic grass, flower and shrub borders.



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welcome to

Jaycroft, Enfield

- Large Double Garage At Rear
- Courtyard Style Rear Garden
- Spacious Attractive Lounge
- Good Sized Dining Room
- Gas Central Heating

Tenure: Freehold EPC Rating: D

offers in excess of
£600,000



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Property Ref:
ENF104837 - 0003

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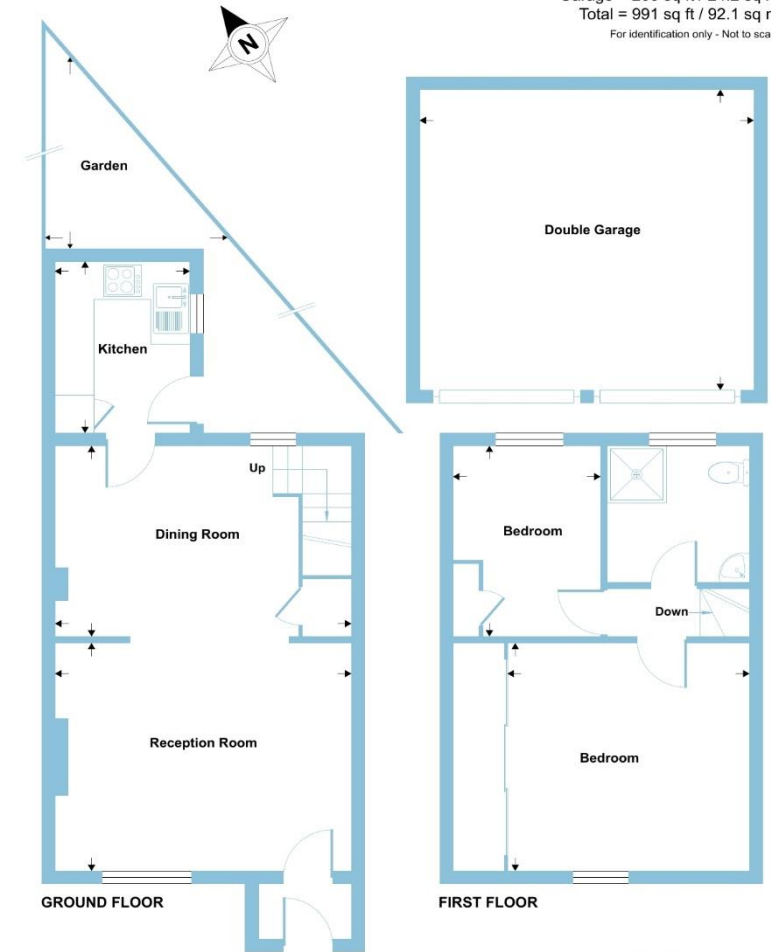
Jaycroft, Enfield, EN2

Approximate Area = 731 sq ft / 67.9 sq m

Garage = 260 sq ft / 24.2 sq m

Total = 991 sq ft / 92.1 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). © richcom 2024. Produced for Barnard Marcus. REF: 1224949



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