



Magpie Close, Enfield, EN1 4JB



welcome to

Magpie Close, Enfield

Barnfields are pleased to offer for sale this great buy to let opportunity for a cash buyer. A spacious one bedroom ground floor purpose built flat in a popular development just off Hoe Lane, close to the picturesque Forty Hall Estate and gardens and within easy access of the A10 with its abundance of retail outlets.

The property is available to cash buyers only as it currently has 64 years remaining on the lease, however the premium for lease renewal has been supplied by the freeholder (more details on request).





Communal Front Door
Opens to communal hallway.

Flat Door
Opens to:-

Hallway
Vinyl flooring, wall mounted entryphone system.

Lounge
14' 1" x 10' 1" (4.29m x 3.07m)
Double glazed bay window to front, laminate flooring, wall mounted electric heater.

Kitchen
10' 11" x 6' 10" (3.33m x 2.08m)
Range of fitted wall and base units with toning worktops, sink and drainer, space for an electric cooker with extractor above, space for a fridge/freezer, plumbing for washing machine, tiled splashbacks, vinyl flooring, cupboard housing hot water tank, double glazed window to rear.

Bathroom
Panelled bath, wall mounted electric shower, pedestal wash hand basin, low level WC, double glazed window to side, part tiled walls, tiled floor.

Bedroom
12' 4" x 10' 5" (3.76m x 3.17m)
Fitted carpet, wall mounted electric heater, double glazed window to front.

Outside

Parking
Parking bays for residents on a first come first served basis.



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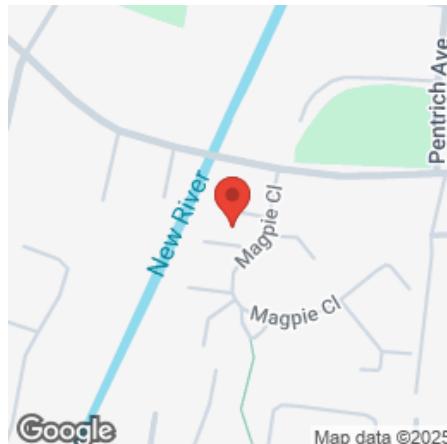
Magpie Close, Enfield

- One Bedroom Flat
- Ground Floor
- Separate Kitchen
- Spacious Lounge
- Parking For Residents

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Dec 1990. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£150,000



Please note
the marker
reflects the
postcode
not the
actual
property

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Property Ref:
ENF105058 - 0004

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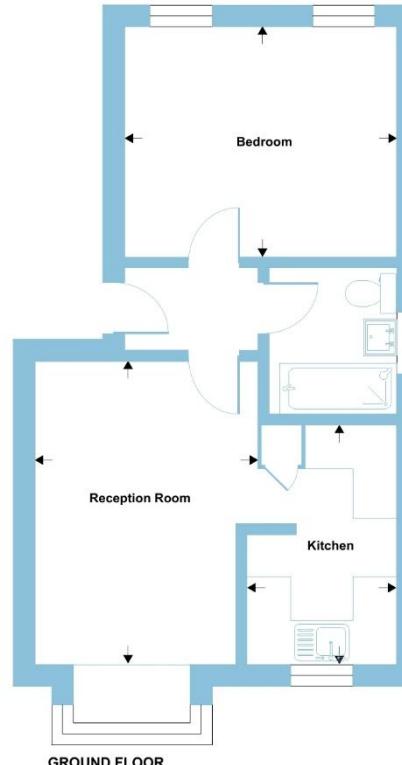
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Approximate Area = 430 sq ft / 40 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © rics.com 2025. Produced for Barnard Marcus. REF: 1281768



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