



**Chase Side, Enfield, EN2 6NF**



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## **Chase Side, Enfield**

Barnfields are delighted to offer for sale this stunning Victorian semi-detached house in a most sought after and convenient location within easy walking distance of Enfield Town multiple shopping centre, Enfield Chase Rail Station (Moorgate Line) good local schools and shops along Chase Side.

The elegant accommodation has been beautifully modernised and benefits from two off-street parking spaces to the rear.

Must be viewed to be fully appreciated.



### Entrance Hall

Fitted carpet, radiator and cover, picture rail.

### Reception Room One

16' x 12' ( 4.88m x 3.66m )

Attractive solid oak flooring, handsome open fireplace with marble mantel and inset log burner flanked by built-in cupboards and shelving, picture and dado rails, radiator, open to:-

### Reception Room Two

12' 2" x 9' 4" ( 3.71m x 2.84m )

Continued solid oak flooring, open fireplace with marble mantel and slate hearth, radiator, picture and dado rails, attractive stainless glass casement door to garden.

### Cloakroom / WC

Low flush WC, wall mounted hand basin with tiled splashback, ceramic tiled floor, window to side.

### Utility Room

6' 9" x 6' 4" ( 2.06m x 1.93m )

Fitted wall and base cupboards with toning Quartz effect worktops, inset stainless steel sink unit, plumbing for washing machine, space for tumble dryer, wall-mounted combination gas central heating boiler, wood flooring, windows and door to side.

### Kitchen / Breakfast Room

14' 2" x 13' 3" ( 4.32m x 4.04m )

A bright dual aspect room with a range of newly fitted wall and base units, contrasting Quartz worktops, ceramic butler sink, gas hob with extractor above, built-in double oven and dishwasher, metro tiled splashbacks, space for a table, sash window to side, double doors opening to the garden, high quality laminate flooring.

### First Floor

#### Spacious Landing

Fitted carpet, picture rail, access to loft storage space.

### Bedroom One (Front)

16' x 15' into bay ( 4.88m x 4.57m into bay )

Handsome cast iron fireplace with tiled slips and tiled hearth, picture rails, radiator, sash windows to front.

### Bedroom Two (Middle Rear)

12' 1" x 9' 4" ( 3.68m x 2.84m )

Fitted carpet, radiator, picture rails, cast iron open fireplace with tiled slips and tiled hearth, original built-in cupboard, sash window to rear.

### Bedroom Three (Rear)

11' 8" x 11' 1" ( 3.56m x 3.38m )

Fitted carpet, picture rails, radiator, cast iron open fireplace with tiled slips and hearth, sash windows to rear:-

### Bathroom / WC

Panelled bath with shower above and glass screen, attractive tiled splashbacks, pedestal wash hand basin, low flush WC, windows to side, laminate flooring, radiator.

### Outside

#### Cottage-Style Rear Garden

An approximately 100', west facing landscaped rear garden with gravelled pathways, patio area to front, pretty flower and shrub borders, partly walled, timber shed, side gate.

### Parking

With access from Lamb's Walk providing hardstanding space for two cars and possible garage space (subject to planning).

### Front Garden

With an attractive original tessellated tiled pathway and retaining wall.



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## Chase Side, Enfield

- Semi-Detached Victorian House
- Two Reception Rooms
- Downstairs WC
- Utility Room
- Newly Fitted Kitchen / Breakfast Room

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: F

**£775,000**



Please note  
the marker  
reflects the  
postcode not  
the actual  
property

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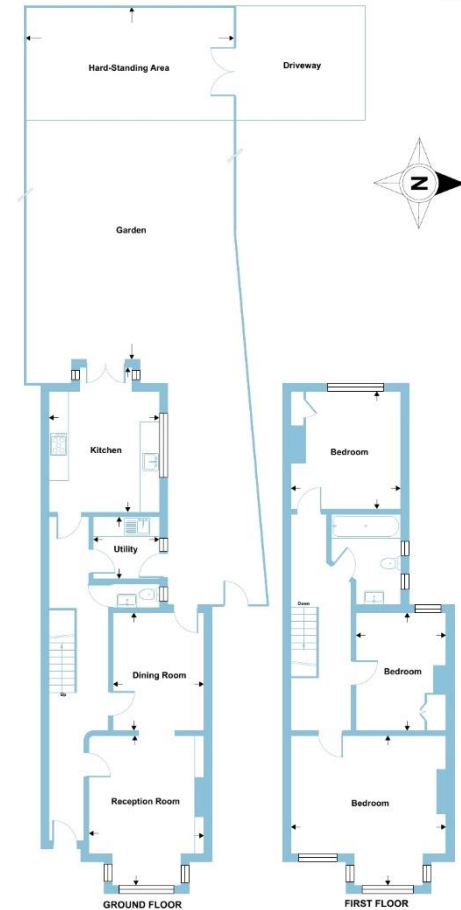
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## Chase Side, Enfield, EN2

Approximate Area = 1337 sq ft / 124.2 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). © rnhcom 2025. Produced for Barnard Marcus. REF: 1293877

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**020 8363 3394**



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



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



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