



Perry Mead, Enfield, EN2 8BP

welcome to
Perry Mead, Enfield

Barnfields are pleased to offer this end of terrace, three bedroom house in this ever popular crescent, within a short walking distance of Gordon Hill Rail Station (Moorgate Line) and local shops. Enfield Town multiple shopping centre and good schools are also close at hand.

The spacious accommodation requires some modernisation but offers excellent potential.



Entrance Hall

Fitted carpet, radiator.

Lounge

16' 1" x 13' 9" max (4.90m x 4.19m max)
Laminate floor, radiator, fireplace.

Kitchen

12' 8" x 9' 1" (3.86m x 2.77m)
Comprehensively fitted comprising base units with worktops, inset stainless steel sink unit, matching wall cabinets, plumbing for washing machine and dishwasher, understairs storage cupboard, radiator, vinyl floor, door to utility room.

Utility Room

10' 4" x 5' 5" (3.15m x 1.65m)
Laminate floor, wall mounted gas central heating boiler, double glazed door to garden.

First Floor

Landing

Fitted carpet, access to loft, airing cupboard housing lagged copper cylinder hot water tank with immersion heater.

Bedroom One

12' 1" x 11' 3" (3.68m x 3.43m)
Laminate floor, radiator.

Bedroom Two

12' 1" x 9' (3.68m x 2.74m)
Laminate floor, radiator.

Bedroom Three

9' 6" x 8' to extremes (2.90m x 2.44m to extremes)
Laminate floor, radiator, built-in storage cupboard.

Bathroom

Panelled bath with separate shower control, shower curtain and rail, bracket wash hand basin, laminate floor, radiator.

Separate WC

Low flush suite, laminate floor, half tiled walls.

Outside

Front Garden

The front garden enjoys off-street parking on two separate driveways with dropped kerbs and a wide side pedestrian access to rear garden.

Rear Garden

Approximately 75' of rear garden, patio, laid to lawn, shed/summerhouse, second shed to side.



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Perry Mead, Enfield

- No Chain
- Two Driveways
- 75' Garden
- Spacious Lounge
- Good Sized Kitchen

Tenure: Freehold EPC Rating: C

offers in the region of

£475,000



Please note the marker reflects the postcode not the actual property

Perry Mead, Enfield, EN2

Approximate Area = 860 sq ft / 79.8 sq m
Outbuilding = 47 sq ft / 4.3 sq m
Total = 907 sq ft / 84.1 sq m
For identification only - Not to scale



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Property Ref:
ENF104240 - 0002

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