



Gloucester Road, Enfield, EN2 0EX

welcome to
Gloucester Road, Enfield

A bright and spacious late Victorian house of charm and character in this most sought after residential location, just minutes from Hilly Fields Country Park and Gordon Hill Rail Station (Moorgate Line). Local shops and good schools are within walking distance. Enfield Town shopping centre is within easy access.

The well presented accommodation must be viewed to be fully appreciated and just some of its many pleasing features include:-



Entrance Hall

Vinyl floor, radiator.

Lounge

14' x 11' 6" (4.27m x 3.51m)

Fitted carpet, two radiators, open planned to dining room.

Dining Room

12' x 11' 10" (3.66m x 3.61m)

Laminate floor, radiator, double glazed casement door to garden, understairs storage cupboard.

Kitchen / Breakfast Room

16' 6" x 10' 3" (5.03m x 3.12m)

Comprehensively fitted in attractive units, comprising base units with worktops, inset one and half bowl stainless steel sink unit, matching wall cabinets, plumbing for washing machine and dishwasher, matching breakfast bar, vinyl floor, part half boarded to dado height, wall mounted gas central heating boiler.

Conservatory

7' 3" x 7' 1" (2.21m x 2.16m)

A delightful room at the rear of the kitchen with vinyl floor, UPVC double glazed casement door to garden.

First Floor

Landing

Spacious split level landing, fitted carpet, double built-in storage cupboard, access to boarded loft (extremely handy for storage) with Velux window.

Bedroom One

15' x 11' 7" (4.57m x 3.53m)

Laminate floor, radiator, range of built-in wardrobe cupboards.

Bedroom Two

11' 6" x 9' 3" (3.51m x 2.82m)

Laminate floor, radiator.

Bedroom Three

10' 4" max x 10' (3.15m max x 3.05m)

Laminate floor, radiator.

Bathroom / WC

Panelled bath with mixer taps and shower attachment, vanity wash hand basin with cupboard under, low flush WC (white suite), heated towel rail, vinyl floor, fully tiled walls.

Outside

Rear Garden

Approximately 45' east facing rear garden, large attractive porcelain tiled patio, artificial grass, large timber shed, flower and shrub borders.



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welcome to

Gloucester Road, Enfield

- 45' Attractive Rear Garden
- Delightful Conservatory
- Large Kitchen / Breakfast Room
- Good Sized Dining Room
- Spacious Attractive Lounge

Tenure: Freehold EPC Rating: D

Council Tax Band: E

£585,000



Please note
the marker
reflects the
postcode
not the
actual
property

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Property Ref:
ENF103799 - 0003

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Approximate Area = 1111 sq ft / 103.2 sq m
Shed = 57 sq ft / 5.2 sq m
Total = 1168 sq ft / 108.4 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). © nichecom 2025. Produced for Barnard Marcus. REF: 1354445

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