



St. Georges Road, Enfield EN1 4TY

welcome to

St. Georges Road, Enfield

Barnfields are delighted to offer for sale this spacious and extended three bedroom mid terraced family house in a sought after location close to the picturesque Forty Hall Country Estate and the popular Forty Hill C of E Primary School. This elegant house benefits from a South Westerly Facing garden with dance/yoga studio, off street parking and much more. Must be viewed to be fully appreciated!





Entrance Hall

Wood flooring, radiator and cover, understairs cupboard.

Front Lounge

14' 2" x 10' 8" (4.32m x 3.25m)

Via elegant glazed double doors opening from the hallway, wood flooring, leaded double glazed windows to front, stone fireplace surround and hearth with inset gas fire, radiator, archway opening to...

Dining Room

11' 7" x 8' 8" (3.53m x 2.64m)

Wood flooring, radiator and cover, attractive glazed window panel.

Kitchen

11' 6" x 7' 1" (3.51m x 2.16m)

With a range of fitted stainless steel wall and base units and contrasting red worktops, stainless steel sink and drainer, gas hob with extractor above and oven beneath, tiled splashbacks, plumbing for washing machine and dishwasher, space for fridge freezer, built in storage cupboard, tiled floor, door to...

Rear Lounge/Breakfast Room

16' 6" x 8' 4" (5.03m x 2.54m)

Laminate flooring, range of white gloss units and built in high level dining table, sliding patio doors to garden, radiator and cover,

First Floor

Landing

Fitted carpet, loft hatch opening to loft storage space with pull down ladder, boarded flooring and shelving, built in cupboard.



Bedroom 1

13' 4" x 10' 3" (4.06m x 3.12m)

Laminate flooring, double glazed leaded windows to front, radiator, run of deep wardrobe cupboards with sliding doors.

Bedroom 2

11' 9" x 10' 2" at widest (3.58m x 3.10m at widest)

Laminate flooring, range of fitted wardrobes with sliding doors, radiator, double glazed windows to rear, spotlights

Bedroom 3

7' 9" x 5' 7" (2.36m x 1.70m)

Laminate flooring, leaded double glazed windows to front, radiator, built in bed, storage and wardrobe.

Bathroom

Panelled bath with shower over and glass screen, hand basin with cupboards beneath, low level W.C, fully tiled walls and floor, chrome heated towel rail, built in cupboard, double glazed window to rear, spotlights.

Outside

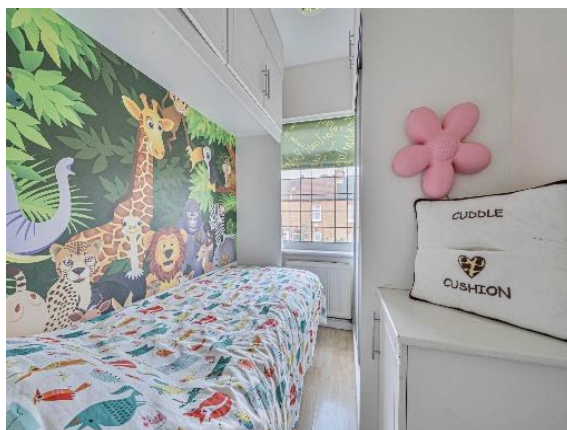
Rear Garden

A sunny South Westerly facing rear garden with raised decked area stepping down to paved patio, concrete screens with glass bricks lead to.

Studio/Garden Room

13' 11" x 11' 7" (4.24m x 3.53m)

Formerly a garage that has been transformed into a dance/yoga studio with a wall of floor to ceiling mirrors, rubber flooring, power and light, rear access door plus double glazed lean to at front and addition deep storage area to side.



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St. Georges Road, Enfield

- Three Bedrooms & First Floor Bathroom
- Two Elegant Reception Rooms
- Fitted Kitchen
- Rear Extension
- Studio Room In Garden

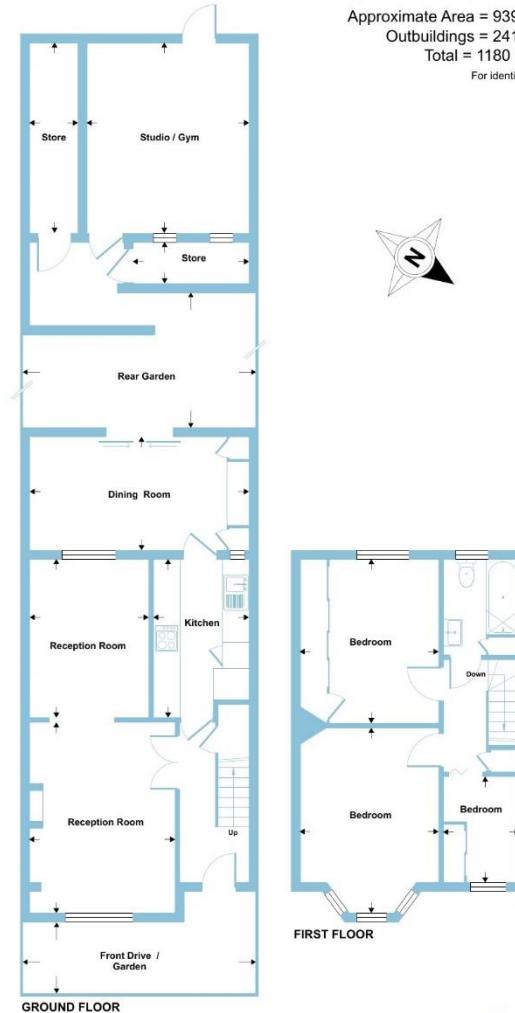
Tenure: Freehold EPC Rating: D
Council Tax Band: D

offers in excess of
£550,000



St. Georges Road, Enfield, EN1

Approximate Area = 939 sq ft / 87.2 sq m
Outbuildings = 241 sq ft / 22.3 sq m
Total = 1180 sq ft / 109.5 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). © nichcom 2025. Produced for Barnard Marcus. REF: 1359714

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Please note the marker reflects the
postcode not the actual property

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Property Ref:
ENF105431 - 0002

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