



**Enders Close, Enfield, EN2 8FJ**



**welcome to**

## **Enders Close, Enfield**

Barnfields are delighted to offer this spacious and immaculate, two bedroom ground floor purpose built apartment within a gated development just off The Ridgeway, just moments walk to the new Wren Academy Secondary School and One Degree Primary School. Gordon Hill Rail Station (Moorgate Line) plus Enfield Town multiple shopping centre is within easy access.

The property has been modernised to a high standard throughout by the current owner and must be viewed to be fully appreciated.





## Communal Entrance

With lift access to all floors and secure entryphone system.

## Spacious Hallway

Wood flooring, storage cupboard, utility cupboard with plumbing for washing machine and space for dryer, video entryphone, spotlights, built-in storage cupboard.

## Lounge

16' 2" x 11' 11" ( 4.93m x 3.63m )

Dual aspect with double glazed windows to front, wood flooring, radiator, open planned to kitchen.

## Kitchen

12' 9" x 5' 2" ( 3.89m x 1.57m )

Open planned to lounge with fitted wall base units with toning granite worktops and upstands, inset stainless steel sink unit, gas hob with stainless steel splashback and extractor above, built-in oven, integrated dishwasher, tiled splashbacks, space for fridge-freezer, ceramic tiled floor, double glazed window to side, matching granite breakfast bar, spotlights.



## Bedroom One

11' 2" x 10' 4" ( 3.40m x 3.15m )

Wood flooring, radiator, double glazed windows to front, door to:-

## En-Suite

Fully tiled shower cubicle, hand basin with drawers beneath, low level WC with concealed cistern, ceramic tiled floor, heated towel rail.



## Bedroom Two

12' 10" x 8' 2" ( 3.91m x 2.49m )

Wood flooring, radiator, double glazed window to front.

## Guest Bathroom

Panelled bath with shower attachment and glass screen, wall mounted hand basin with drawer beneath, low level WC with concealed cistern, ceramic tiled walls and floor, chrome heated towel rail, spotlights.



## Outside

## Parking

A secure allocated parking space accessed via remote controlled security gates at the front of the development.



**view this property online** [barnfields.co.uk/Property/ENF104312](http://barnfields.co.uk/Property/ENF104312)





welcome to

## Enders Close, Enfield

- Two Double Bedrooms
- Spacious Lounge
- Open Plan Fitted Kitchen
- En-Suite To Master Bedroom
- Additional Bathroom

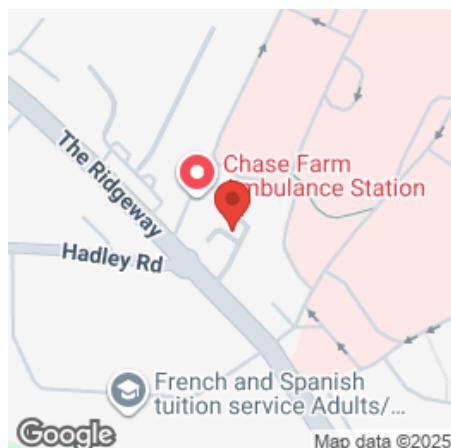
Tenure: Leasehold EPC Rating: B

Council Tax Band: D Service Charge: 2562.00

Ground Rent: 175.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £365,000



Please note the marker reflects the postcode not the actual property

check out more properties at [barnfields.co.uk](http://barnfields.co.uk)



Property Ref:  
ENF104312 - 0005

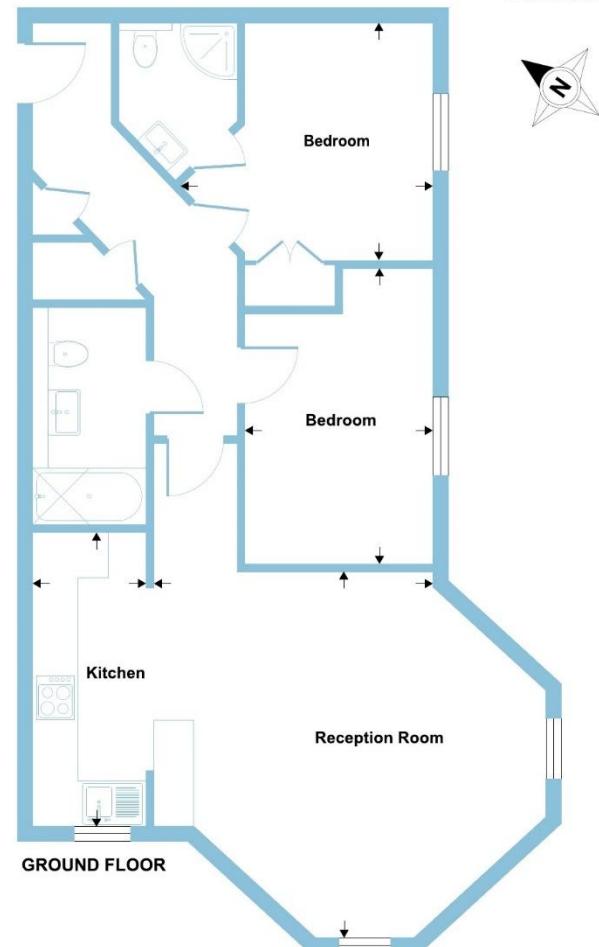
1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnfields is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Enders Close, Enfield, EN2

Approximate Area = 689 sq ft / 64 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: 1357556



**020 8363 3394**



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



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



[barnfields.co.uk](http://barnfields.co.uk)