



Raleigh Road, Enfield, EN2 6UD

welcome to

Raleigh Road, Enfield

A wonderful opportunity to acquire this mid Victorian end cottage style house of charm and character in a most convenient and sought after conservation turning, backing onto Enfield Town Park, within just a few minutes level walk of Enfield Town shopping centre. Both Enfield Chase (Moorgate Line) and Enfield Town (Liverpool Street Line) Rail Stations are close at hand, together with good local schools.

The particularly well presented accommodation features:-



Entrance Lobby

With doors to front and rear, coat hanging space, vinyl floor.

Downstairs Cloakroom / WC

Low flush WC, vanity wash hand basin with cupboard under, wall mounted combination gas central heating boiler, fully tiled walls, ceramic tiled floor.

Lounge / Dining Room

22' 6" x 12' 3" (6.86m x 3.73m)

Fitted carpet, three radiators, fireplace with inset cast iron wood burner, wooden mantel, understairs storage cupboard.

Kitchen / Breakfast Room

13' 3" x 10' (4.04m x 3.05m)

Beautifully fitted in attractive white units, comprising base units with solid wood worktops, extractor hood over cooker space, matching wall cabinets, double bowl stainless steel sink unit with matching cupboards under, plumbing for washing machine, integrated dishwasher, larder cupboard. radiator, vinyl floor, door to garden.

First Floor

Split Level Landing

Fitted carpet, access to insulated and boarded loft space.

Bedroom One

12' 3" x 11' 2" (3.73m x 3.40m)

Fitted carpet, two radiators.

Dual Aspect Bedroom Two

11' max x 9' 6" (3.35m max x 2.90m)

Fitted carpet, two radiators.

Bedroom Three

8' 9" x 7' 6" (2.67m x 2.29m)

Fitted carpet, radiator, views over park.

Bathroom / WC

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

Outside

Rear Garden

Approximately 40' of west facing rear garden, laid to lawn, timber shed, attractive Indian sandstone patio and pathway, superb outdoor lighting system.



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welcome to

Raleigh Road, Enfield

- Spacious Attractive Lounge / Dining Room
- Views Over Park
- Nest Controlled Heating System
- Downstairs Cloakroom / WC And Upstairs Bathroom / WC
- No Chain

Tenure: Freehold EPC Rating: D

Council Tax Band: D

£700,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ENF101341 - 0003

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Approximate Area = 825 sq ft / 76.6 sq m
Outbuilding = 22 sq ft / 2 sq m
Total = 847 sq ft / 78.6 sq m
For identification only - Not to scale



GROUND FLOOR
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ritchecon 2025. Produced for Barnard Marcus. REF: 1364510

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