



Brantwood Gardens, EN2 7LY
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We are excited to present this exquisite four-bedroom semi-detached family home, offering a spacious 1,692 sq ft of living space. The current owners have taken great care in transforming this property into a stunning and unique home, thoughtfully designed with modern elegance and high-quality finishes throughout. Every room exudes a sense of style, with attention to detail in every corner, making this an ideal space for family living. Located just 0.6 miles from Oakwood Tube Station (Piccadilly Line), the property is also close to a variety of local amenities, including top-rated schools including Eversley & Merry Hills, shops, and restaurants at Oakwood Parade. Trent Country Park, with its expansive green space, golf course, country club, and equestrian centre, is just a short distance away. This beautiful semi-detached home is filled with natural light and offers generous living spaces. The owners have expertly updated and maintained the property, creating a home that blends functionality with style. On the upper floor, you'll find four well-appointed bedrooms, including two with en-suite bathrooms. One of the bedrooms is currently being used as an open-plan study, offering flexibility to suit your needs. The main reception room is bathed in natural light, with windows at both the front and rear, providing a bright, airy space for both relaxation and entertaining. The luxurious kitchen/diner features integrated appliances, granite countertops, and ample space for family meals, with a door opening out to the rear garden.

To the front of the property, the driveway leads to a garage, framed by mature shrub borders. The rear garden has been professionally landscaped, creating a private and secluded retreat, complete with a patio area, outdoor shed, and ambient lighting, making it a perfect space for outdoor living.

Asking Price £850,000



- An Extended Four Bedroom Semi-Detached House Located in A Highly Sought After Location
- Bright Open Plan Living Space & Integrated Garage
- A Sought after Location and Neighbourhood
- Three Piece Family Bathroom Suite and Two En-Suite Shower Rooms
- Within Catchment of Sought After Schools Including Eversley and Merryhills Primary Schools
- Off Street Parking
- An Impressive Approximate 60ft Mainly Laid to Lawn Rear Garden
- Spacious Dining/Reception Room & Mature South West Facing Garden with Fruit Trees and Pond
- Large Enclosed Porch area with Granite Flooring & Underfloor Heating
- Within Close Proximity of Transport Links Including Oakwood Tube Station(0.5 miles)

Inside the home

Inside the home, the ground floor begins with an inviting entrance porch leading to the spacious lounge/dining room. This well-lit room features coving, ceiling spotlights, a TV socket, and a sliding door that opens to the rear garden. The wood laminate flooring adds a warm touch to the room, while the dual-aspect windows allow for natural light to flood the space. Adjacent to the lounge is the stylish kitchen/diner, fitted with high-quality granite worktops, integrated appliances, and under-unit lighting. There is also a built-in seating area, perfect for casual dining, and a door leading out to the garden, making it an ideal space for family meals and entertaining.

On the first floor

On the first floor, the landing leads to the four bedrooms and the family bathroom. Bedroom Two is a spacious room with ceiling spotlights, a radiator, and an en-suite bathroom. The en-suite is fitted with a shower cubicle, a low flush WC, under floor heating, a vanity unit with a hand basin and mixer taps, and a heated towel rail. Bedroom Three is another generously sized room, with a large bay window offering plenty of natural light. Bedroom Four is currently being used as a study but offers flexibility as an additional bedroom. The family bathroom is beautifully appointed, with a roll-top bath, shower attachment, low flush WC, and a vanity unit with a hand wash basin.

On the second floor

The second floor of the property is dedicated to the master bedroom, which offers a peaceful retreat. This spacious room features built-in wardrobes, ceiling spotlights, and a private en-suite bathroom. The en-suite includes a shower cubicle, a low flush WC, a vanity unit with a hand wash basin and mixer taps, and a heated towel rail.





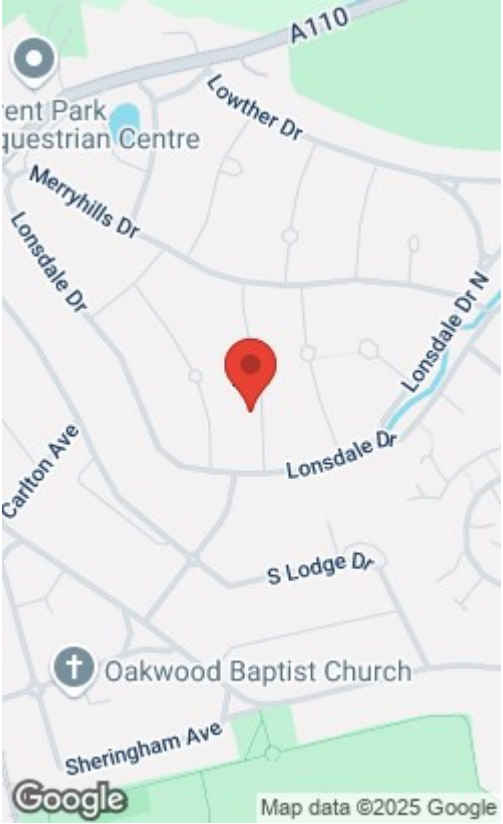
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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Approximate Gross Internal Floor Area : 144.20 sq m / 1552.15 sq ft
(Excluding Garage & Eaves/Storage)
Eaves Storage Area : 14.30 sq m / 153.92 sq ft
Garage Area : 16.60 sq m / 178.68 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor. Note: These details are correct at time of going to press.

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