



Landseer Road, EN1 1DP
Enfield

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Situated on a popular residential street in the heart of Bush Hill Park, this spacious Victorian terrace offers an ideal setting for family living. Chain free and ready to move into, the property combines period charm with generous living space and an abundance of natural light throughout.

Conveniently located, this home provides easy access to local shops and everyday amenities, while Enfield Retail Parks are just a short drive away. Excellent transport links are close by, including nearby bus stops, Bush Hill Park Station, and Southbury Station, making commuting simple and efficient. Families will appreciate the property's position within the catchment area for well-regarded schools such as Bush Hill Park Primary School, Galliard Primary School, and Kingsmead School.

The accommodation comprises two inviting reception rooms, a fitted kitchen, a family bathroom on the upper floor, and three well-proportioned bedrooms. High ceilings throughout create a bright and airy atmosphere, and the mainly laid to lawn rear garden offers a welcoming outdoor space ideal for relaxation or play.

This character-filled home is a fantastic opportunity for those seeking space, convenience, and timeless appeal in a well-connected location.

Council Tax Band: D
Construction Type: Standard (Brick)
Flood Risk- Rivers & Seas: Very Low, Surface Water: Very Low

£467,500



- Chain Free
- Two Reception Rooms
- High Ceilings Throughout
- Perfect Choice for Families, First Time Buyers or Investors Alike
- Close Proximity of Transport Links Including Bush Hill Paek Station(0.3 miles) and Southbury Station(0.6 miles)
- A Spacious Three Bedroom Victorian Terrace House
- Fitted Kitchen
- Sought After Bush Hill Park Location
- Within Walking Distance of Local Shops & Amenities and a Short Drive to Enfield Retail Parks
- Within Catchment Area of Some of Enfield's Most Sought After Schools Including Galliard School and Bush Hill Park Primary School





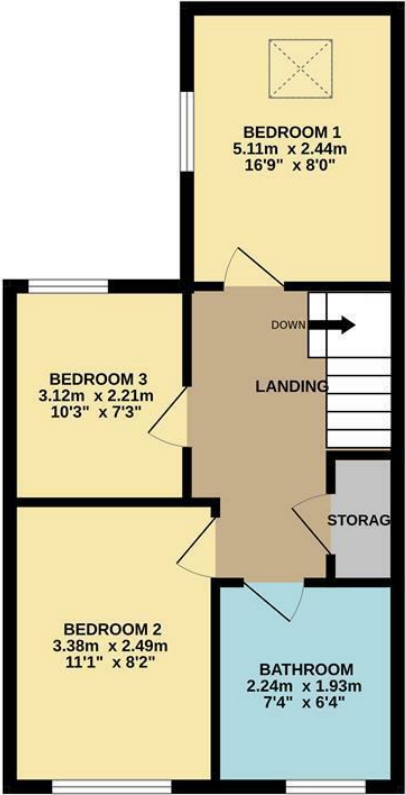
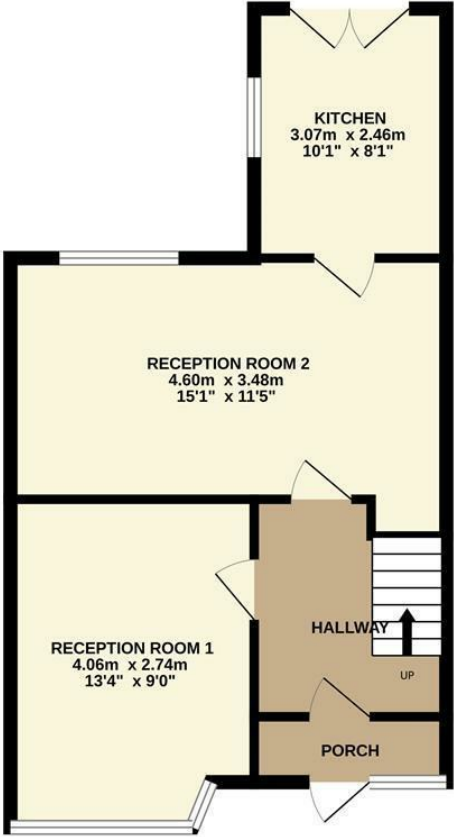
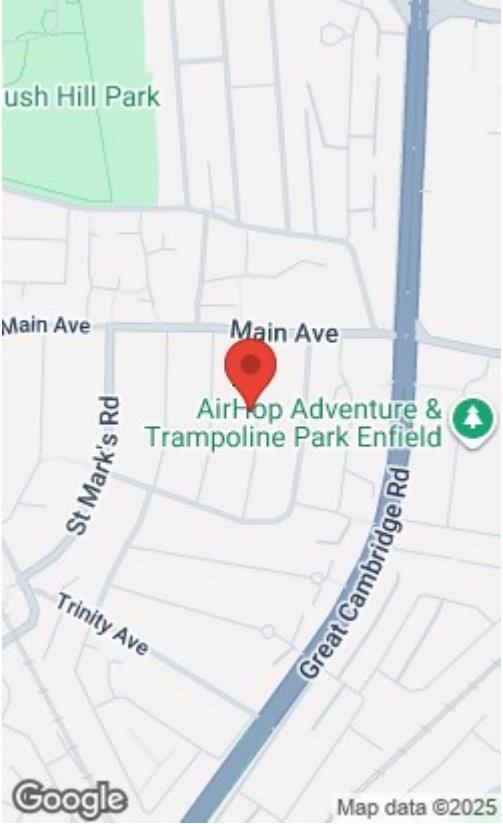
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential	
Very energy efficient - lower running costs						
(92 plus) A		89	Very environmentally friendly - lower CO ₂ emissions			
(81-91) B			(92 plus) A			
(69-80) C			(81-91) B			
(55-68) D			(69-80) C			
(29-54) E			(55-68) D			
(1-28) F		69	(29-54) E			
(1-40) G			(21-35) F			
Not energy efficient - higher running costs						
England & Wales			England & Wales			
EU Directive 2002/91/EC			EU Directive 2002/91/EC			



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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