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Broadfield Square, Enfield, EN1 3PA
Offers In Excess Of £425,000

KINGS GROUP are delighted to offer, Nestled in a convenient location close to the A10, M25, and local amenities, this beautifully presented two-bedroom end of terraced house is a true gem waiting for you to call it home.

As you step inside, you'll be greeted by a warm and inviting atmosphere, where every detail has been meticulously cared for. The ground floor boasts a spacious lounge, perfect for relaxing evenings with family and friends, a separate dining room ideal for entertaining guests, a modern fitted kitchen where culinary delights await, and a convenient bathroom for added comfort.

Ascending to the first floor, you'll find two generously sized bedrooms offering ample space for rest and relaxation. Plus, the added convenience of a separate W/C adds a touch of luxury to your daily routine.

Step outside into the expansive rear gardens and be greeted by a sight to behold—a beautifully maintained oasis ready for outdoor gatherings and sunny days. And what's more, nestled within this picturesque setting, you'll discover an impeccable summer house, complete with its own shower room and bar a perfect retreat for unwinding or hosting guests.

FRONT DOOR LEADING TO

ENTRANCE HALLWAY

With window to side aspect, under the stairs storage cupboard, stairs leading to first floor

RECEPTION / DINING ROOM

14'7" x 11'6" (4.45m x 3.51m)

With double glazed window to front and rear aspects, laminate flooring, coved ceiling, power points

KITCHEN

11'3" x 8'7" (3.43m x 2.62m)

With double glazed window to rear, wall and base units with flat top work surfaces, integrated cooker with gas hob, tiled flooring, hood extractor fan, spotlights, sink with drainer unit and mixer taps, plumbing for washing machine,

DINING ROOM

13'8" x 11'3" (4.17m x 3.43m)

With double glazed window to front and rear aspect, tiled flooring, power points, air conditioning unit.

BATHROOM

8'2" x 5'7" (2.49m x 1.70m)

With opaque window to side aspect, tiled flooring, panel enclosed bath with shower attachment, heated towel rail, low level WC, wash basin with mixer taps.

FIRST FLOOR LANDING

With carpeted flooring, power points

BEDROOM ONE

14'3" x 10'8" (4.34m x 3.25m)

With double glazed window to front and rear aspect, built in wardrobes, storage cupboard, laminate flooring, power points

BEDROOM TWO

11'2" x 8'3" (3.40m x 2.51m)

With double glazed window to rear aspect, laminate flooring, spotlights. power points

FIRST FLOOR WC

5'9" x 4'8" (1.75m x 1.42m)

With opaque window to front aspect, low level WC, wash basin with mixer taps,

SUMMERHOUSE

BEDROOM 20'3" (6'17m x 3.07m)

With laminate flooring. power points, air conditioning unit.

BAR 10'1" x 9'6" (3.07m x 2.89m)

Vinyl flooring, power points and lighting.

ENSUITE 10'1" x 4'1" (3.07m x 1.24m)

With shower cubicle, low level WC, wash basin with mixer tap, storage cupboard,

SHED

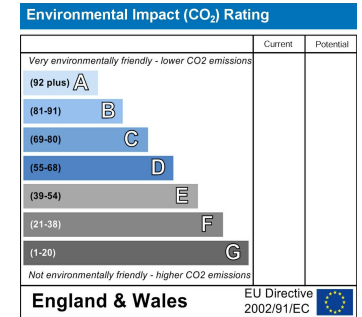
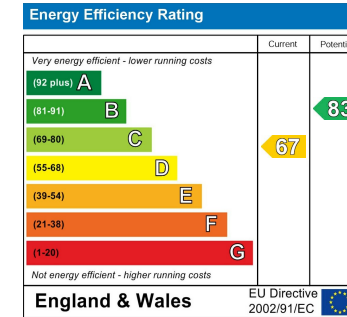
14'2" x 9'2" (4.32m x 2.79m)

With power and lights.

GARDEN

70'2 x 53'0" (21.39m x 16.15m)

With side access, fence panels, mainly laid lawn, decked patio, garden pergola with seating, tap, lights and power socket.





Broadfield Square

Approximate Gross Internal Floor Area : 83.20 sq m / 895.55 sq ft (Excluding Outbuilding & Shed)

Outbuilding Area : 32.50 sq m / 349.82 sq ft

Shed Area : 12.0 sq m / 129.16 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.



