



21 Old Road, Enfield Highway
Offers In The Region Of £320,000 Leasehold



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186 Hertford Road, Enfield Highway,
Middlesex, EN3 5AZ

020 8805 5959
www.kings-group.net

- KINGS GROUP ENFIELD HIGHWAY Present
 - Split Level Maisonette
 - Ground Floor & First Floor
 - To Be Sold With Tennants
 - Well maintained and presented
 - EPC and Council band C
 - Gas central heating and double glazed windows
 - Close proximity to local shops, amenities and public transport
 - Nearby to Turkey Street, Enfield Lock and Brimsdown stations
 - Fantastic connections to London City
- * To Be Sold With Tennants
 - * Lease Above 90 Years
 - * Front Garden
 - * Communal Parking
 - * Good Location (In Our Opinion)
 - * Great Investment (In Our Opinion)
 - * Great Size (In Our Opinion)

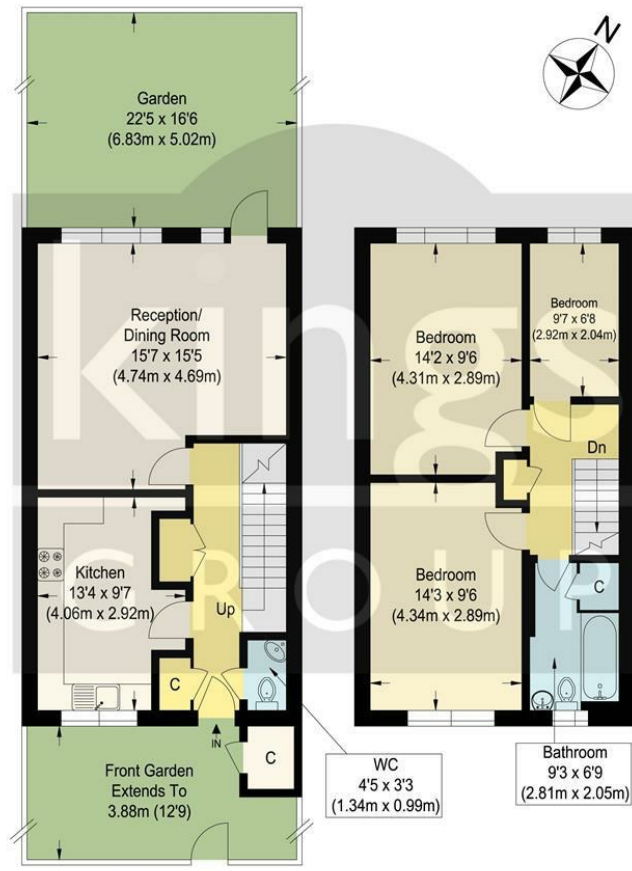
KINGS GROUP are delighted to offer Old Road. This three-bedroom split-level maisonette, offering a unique opportunity for those seeking a comfortable and lucrative investment.

This property spans the ground and first floors, providing a sense of space and privacy. With both front and rear gardens, you can enjoy the tranquillity of outdoor living right at your doorstep. The current tenant brings a rental income of £20,400 per annum.

Step inside to find generously sized bedrooms. The lounge and dining room provide a versatile space for relaxation and entertainment, while the convenience of a ground floor WC adds a touch of practicality to everyday living.

Leasehold
Term 88 Years
Ground rent £10 PA
Service charge approx £1500 PA
Council Band C
EPC Band C

- * Three Bedroom Apartment
- * Split Level Maisonette
- * Ground Floor



Old Road

Approximate Gross Internal Floor Area : 85.70 sq m / 922.46 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



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