



23 Kingsfield Drive, Enfield Highway
Offers In The Region Of £550,000 Freehold



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

020 8805 5959
www.kings-group.net

- Three Bedroom Semi Detached House
- Peter Dean 1930's Style
- Off Street Parking
- Two Reception Rooms
- Ground Floor WC
- First Floor Bathroom
- Extended to the rear
- Double Glazing and Gas Central Heating
- Garage
- EPC Rating D

Charming Three-Bedroom Peter Dean Style Home in Desirable Enfield Location KINGS GROUP are delighted to offer Nestled in a highly sought-after turning just off Bullsmoor Lane, this beautifully presented three-bedroom Peter Dean style house boasts a wealth of character and charm. The property offers a perfect blend of period features and modern living, making it an ideal family home.

Upon entering the ground floor, you'll find a good size hallway with two welcoming reception rooms, perfect for entertaining or relaxing with family. A ground floor cloakroom adds convenience, while the fully fitted kitchen, extended to the rear, provides ample space for dining and overlooks the low-maintenance garden. The garden offers a peaceful retreat with a garage and side access for additional practicality.

Upstairs, the first floor comprises three generously sized bedrooms, all well-lit and airy, alongside a family bathroom and landing. The home has been well-maintained and tastefully presented throughout, ready for you to move in and make your own.

With its prime location, charming features, and family-friendly layout, this property is a fantastic opportunity for those looking to settle in one of Enfield's most desirable areas. Internal viewings are highly recommended.

FRONT DOOR LEADING TO:

ENTRANCE HALLWAY

With carpeted flooring, stairs leading to first floor

RECEPTION ROOM 12'11 x 11'4 (3.94m x 3.45m)

With double glazed bay window to front aspect, carpeted flooring, fireplace, coved ceiling, radiator, power points

LOUNGE 11'6 x 11'4 (3.51m x 3.45m)

With carpeted flooring, coved ceiling, power points

DINING ROOM 9'6 x 8'9 (2.90m x 2.67m)

With carpeted flooring, coved ceiling, radiator, power points, door leading to garden

KITCHEN 11'6 x 6'11 (3.51m x 2.11m)

With double glazed window to side aspect, tiled flooring, integrated cooker with gas hob, drainer unit sink with mixer taps, wall and base units with roll top work surfaces, hood extractor fan, power points, door leading to utility room

UTILITY ROOM 8'9 x 7'11 (2.67m x 2.41m)

WC 5'5' x 3'7 (1.65m' x 1.09m)

With double glazed frosted window to side aspect, tiled flooring, low level WC, pedestal wash basin with mixer taps

FIRST FLOOR LANDING

With carpeted flooring

BEDROOM ONE 13'0 x 11'5 (3.96m x 3.48m)

With double glazed bay window to front aspect, carpeted flooring, built in storage cupboard, radiator, power points

BEDROOM TWO 11'7 x 11'4 (3.53m x 3.45m)

With double glazed bay window to rear aspect, carpeted flooring, built in storage cupboard, radiator, power points

BEDROOM THREE 11'7 x 7'4 (3.53m x 2.24m)

With double glazed window to rear aspect, carpeted flooring, built in storage cupboard, radiator, power points

BATHROOM 8'10 x 5'3 (2.69m x 1.60m)

With double glazed frosted window to front aspect, fully tiled, panel enclosed bath with mixer taps and shower attachment, pedestal wash basin with mixer taps, low level WC

GARAGE 27'0 x 8'10 (8.23m x 2.69m)

GARDEN 35'5 (10.80m)

Extends approximately 35ft, with side access, lawn, fence panels, plant boarders



Ground Floor

First Floor

Kingsfield Drive, EN3

Approximate Gross Internal Floor Area : 113.10 sq m / 1217.39 sq ft (Excluding Garage)

Garage Area : 22.20 sq m / 238.95 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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