



www.kings-group.net

186 Hertford Road
Enfield Highway EN3 5AZ
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Harston Drive, Enfield, EN3 6GG
Offers In The Region Of £300,000

- Nfopp accredited agents & ceMAP mortgage advisors
- Potential rental income of £1850 PCM
- Proximity to Enfield Lock, Brimsdown & Waltham Cross stations
- Two stories building with only four flats within
- Closeby to the local parks, and its own shopping centre

Kings Group present in the desirable area of Harston Drive, Enfield, this purpose-built flat that offers a perfect blend of modern living and comfort. Spanning an impressive 678 square feet, this newly renovated property boasts two well-proportioned bedrooms and two contemporary bathrooms, making it an ideal choice for couples, small families, or investors seeking a rental opportunity.

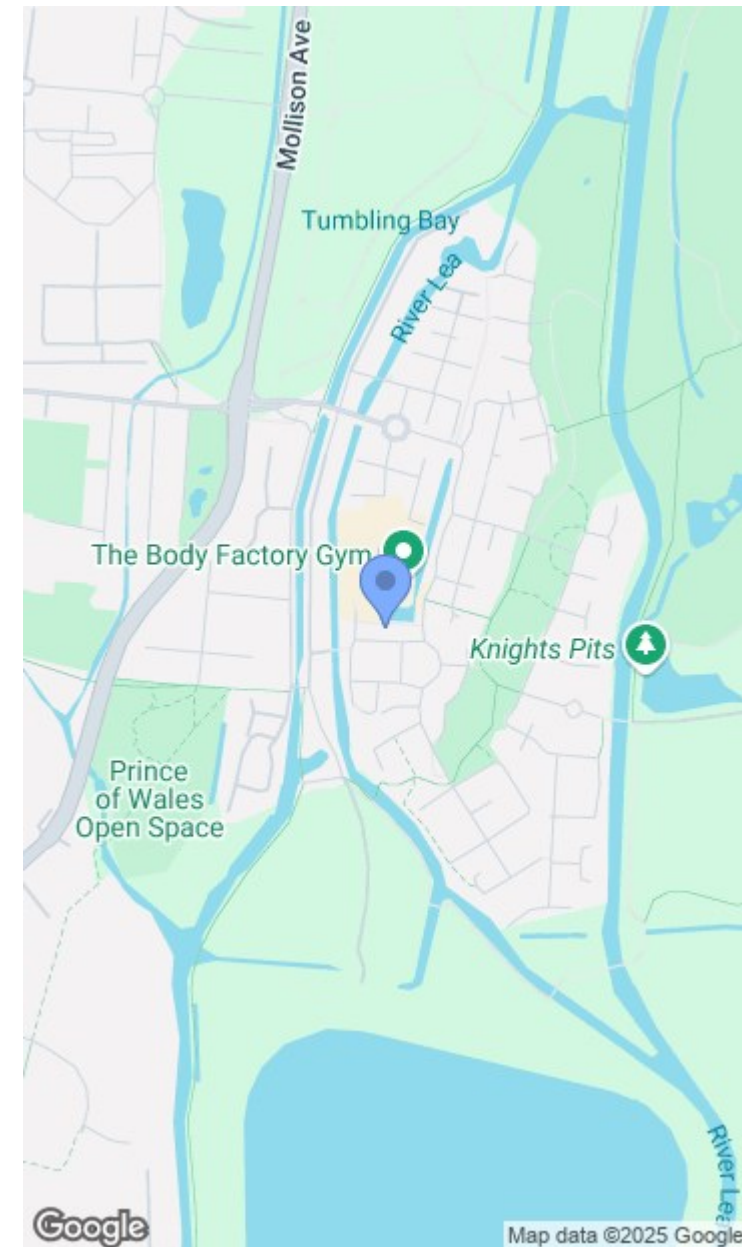
The flat has been meticulously updated, ensuring that every corner reflects a fresh and inviting atmosphere. Among the numerous enhancements are brand new windows that flood the space with natural light, as well as stylish new bathrooms that provide a touch of luxury. The property has undergone extensive rewiring and replumbing, ensuring peace of mind for years to come.

The living area is spacious and versatile, perfect for entertaining guests or enjoying quiet evenings at home. The new flooring and skirting boards add a polished finish, while the new doors and frames contribute to the overall aesthetic of the flat. Additionally, the installation of a new immersion heater and loft insulation enhances energy efficiency, making this home both comfortable and economical.

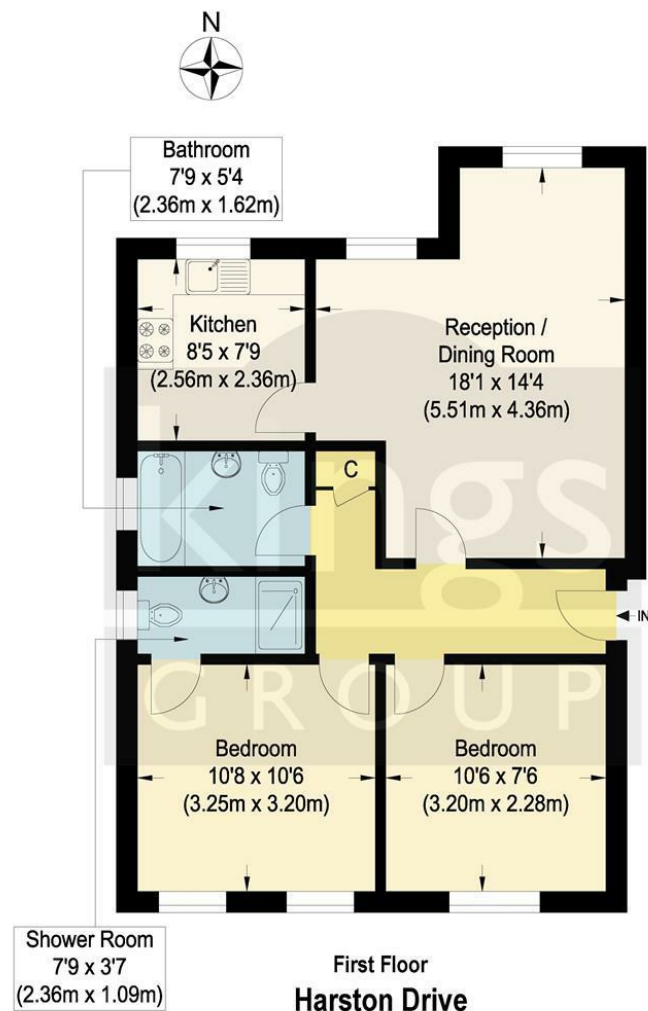
With a new intercom system on the way, security and convenience are further assured. This flat, built between 2000 and 2009, combines modern design with practical features, making it a standout choice in the Enfield property market. Whether you are looking to buy or rent, this exceptional flat on Harston Drive is not to be missed.

Leasehold Term 159 Years
Standard Construction
Low Flood Risk
Service Charge £2,553 PA
Ground Rent £125 PA
EPC Rating D
Council Band D

- Two bedroom two bathroom first floor purpose-built apartment
- Brand new bathroom, doors, windows, kitchen, flooring and more
- Superb access ability into Tottenham Hale & London City
- Secure entry system via intercom for access
- Offered to the market Chain Free







First Floor Harston Drive

Approximate Gross Internal Floor Area : 63.0 sq m / 678.12 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

