



**2 Bed  
Apartment  
located in Grange Park**

**Duncan Perry**  
SALES ■ LETTINGS ■ COMMERCIAL



**Homewillow Close  
Grange Park  
London  
N21 2HJ**



**2**



**1**



**1**



**B**

**£285,000**

Homewillow Close is a private turning just off The Grangeway, and is therefore conveniently placed for local shops and the W9 Hoppa bus service linking Southgate with Enfield Town and Chase Farm Hospital. Grange Park station (Moorgate) is adjacent to the development. The development was built by McCarthy and Stone during 1986/1987 and each apartment is self contained for complete independence and privacy.

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**ENTRANCE HALL**

Night storage heater. Built-in cloaks cupboard with shelving.

**LOUNGE**

17'5 x 13'

Narrowing to 10'4. Night storage heater. Careline and entry phone system. Two wall lights. East facing window with beautiful view over gardens. Feature fireplace. Walk-in store cupboard. Electric meters. Arch to

**KITCHEN**

7'5 x 5'5

Refitted with range of birch veneer wall and floor units. Attractive grey granite effect illuminated work surface. Inset one and a half bowl stainless steel sink unit. NEFF electric hob and over and Hoover extractor hood. Window overlooking the gardens. Vinyl flooring.

**REFITTED BATHROOM**

Fully tiled walls and vinyl flooring. Large shower cubicle with electric shower unit. Wash basin with white cupboard below. Large wall mirror. Stainless steel heated towel rail / radiator. Low level W.C.

**BEDROOM ONE**

12'2 x 9'10

Fitted wardrobes with full length mirror fronts. Dual aspect. Emergency intercom and pull cord. East facing window.

**BEDROOM TWO**

9'10 x 8'8

Fitted wardrobe with full length mirror fronts. Emergency intercom and pull cord. Economy 7 night storage heater. South facing window.

**EXTERIOR**

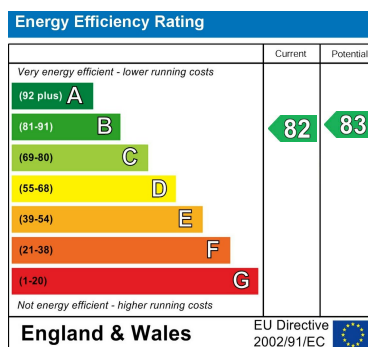
Delightful park like communal gardens. Residents and visitors parking.

Tenure - Leasehold - 62 years remaining. Service charge - £4,170 PA. Ground rent - £658 PA. Council tax band E - Enfield Council.

**Property Information**

We believe this information to be accurate, but it cannot be guaranteed. If there is any point which is of particular importance we will attempt to assist or you should obtain professional confirmation. All measurements quoted are approximate. The fixtures, fittings, appliances and mains services have not been tested. These Particulars do not constitute a contract or part of a contract.





## DIRECTIONS

Please refer to Google Maps using postcode.

## CONTACT

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