



Eastfield Road, Enfield, EN3 5XA

£285,000

Unique Estates are pleased to offer this CHAIN FREE purpose-built three-bedroom flat presents an excellent opportunity for both investors and families alike. Currently tenanted, this property offers a steady rental income, making it a great investment choice for those looking to expand their portfolio.

The property can be sold as an investment property or with vacant possession.

The flat features a spacious reception room, perfect for relaxation and entertaining guests. The three well-proportioned bedrooms provide ample space for a growing family or can be utilised as home offices or guest rooms. The bathroom is conveniently located, ensuring ease of access for all residents.

One of the standout features of this property is its proximity to local schools, making it an ideal choice for families with children. Additionally, excellent transport links are just a stone's throw away, providing easy access to the wider London area and beyond.

This chain free sale simplifies the buying process, allowing for a smoother transition into your new home or investment. With its appealing location and practical layout, this flat on Eastfield Road is not to be missed. Whether you are looking to invest or find a new home, this property offers a fantastic opportunity in a sought-after area.



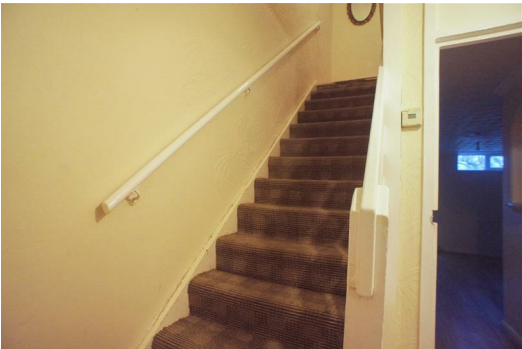
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Unique Estates Property Services Limited is a company registered in England 06392784 established in 2007, registered office 122 St Pancras Way, London, NW1 9NB.
Our company is members of TPO (The property ombudsman service), DPS, OFT approved code and registered with ICO

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	



The property Misdescriptions Act 1991

Unique Estates Property Services are not qualified surveyors and this report is a description of what items are in the property. Please note Unique Estates Property Services do not test appliances or any fixtures, fittings, effects or services. A buyer is advised to obtain verification from their solicitor/surveyor for the above. The agent has not had sight of the title documents and references to the tenure of the property are based on information supplied by the vendor and should be verified by the buyers solicitors. All room sizes have been measured using an electronic sonic tape device, the accuracy of which cannot be guaranteed. Items shown in the photographs are not included unless arranged through the vendor and buyers solicitors. You are advised to make your own checks before contemplating a purchase, especially if exact measurement is of particular importance to you.