



Oak Avenue, Enfield, EN2

Offers In Excess Of £1,000,000

- Planning approved 24/02966/FUL
- Few hundred metres from Trent Park
- London Borough of Enfield
- Close to Chase Farm

Oak Avenue, Enfield, EN2 8LB

A 4 bedroom detached bungalow with planning consent for demolition and construction of a brand new detached 5 bedroom house of approx. 4624 SQ FT(429.72 SQ M).

Located just a few hundred metres from Trent Park Green Belt Open Space as well as close to Chase Farm and Enfield's multiple shopping and transport facilities is this excellent development/occupation opportunity.

Planning permission was granted by London Borough of Enfield (ref 24/02966/FUL) for a brand-new detached house with west facing rear garden. Further development may be possible subject to receipt of necessary consents.

The CGI's are of the proposed consented house.

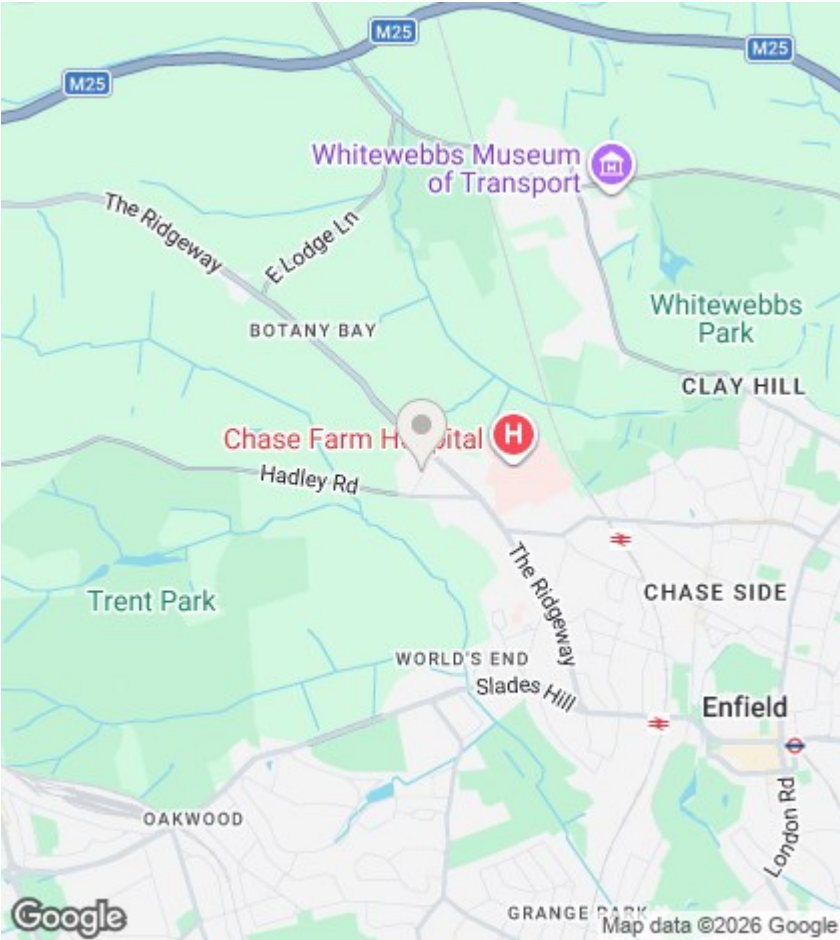
The owners have further advised the house can be delivered to a commensurate specification and offered as a 'package' with the land and that no CIL payment will be levied. Offers are invited in excess of £1million for the freehold interest, subject to contract, to owners' sole agents, Jeremy Leaf & Co from whom copies of planning decision, plans etc are available on request.



Council Tax Band:







Directions

Viewings

Viewings by arrangement only. Call 020 8446 4295 to make an appointment.

EPC Rating:

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	