

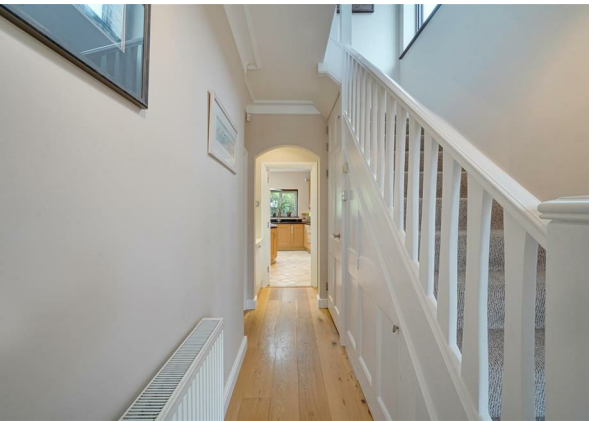
20 Queens Road, Enfield, EN1 1NF

Guide price £700,000

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**PINDROP PROPERTY**



20 Queens Road, Enfield, EN1 1NF

Guide price £700,000

Council Tax Band: E

\*Guide Price £700,000 - £750,000\* A spacious and beautifully maintained four-bedroom semi-detached family home, occupying a sought-after position on Queens Road and offering over 1,594 sq ft of versatile living accommodation arranged over three floors.

This extended property has been thoughtfully improved by the current owners and provides an excellent balance of living and bedroom space, perfectly suited to modern family life. The ground floor features a bright and welcoming through reception/dining room, enhanced by a stylish media wall and feature fireplace, creating an ideal space for both everyday living and entertaining. To the rear, the contemporary kitchen/breakfast room offers ample storage and worktop space, with direct access to the garden, while a convenient ground floor cloakroom adds further practicality.

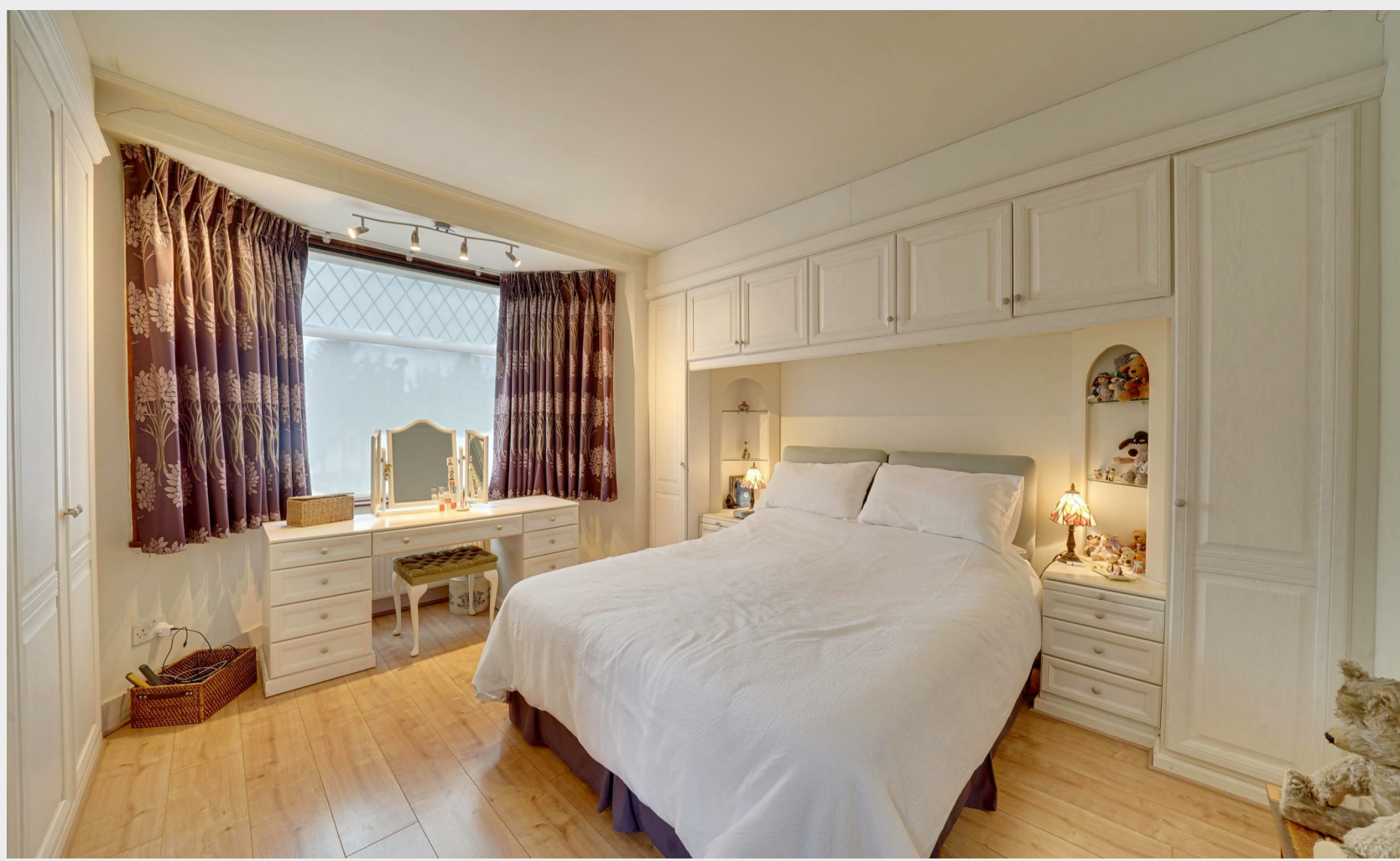
The first floor comprises three well-proportioned bedrooms and a family bathroom, whilst the converted loft provides an impressive bedroom complete with its own separate en-suite shower room off the landing, creating a private retreat away from the rest of the house.

Outside, the property benefits from a generous rear garden with a patio area ideal for outdoor dining and summer entertaining. To the front, there is off-street parking, together with a garage accessed via a shared driveway, providing additional parking, storage or workshop potential.

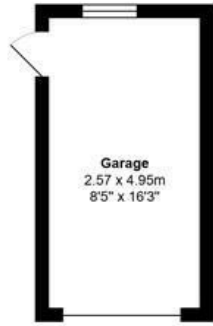
Queens Road remains one of Enfield's most desirable residential turnings, perfectly positioned within walking distance of Enfield Town's vibrant shopping centre, restaurants, cafés and leisure facilities. Enfield Town Station is conveniently nearby, offering direct services into London Liverpool Street, making this an excellent choice for commuters. Families are particularly well catered for with a number of well-regarded schools within easy reach, whilst nearby parks and open spaces provide plenty of opportunities for recreation.



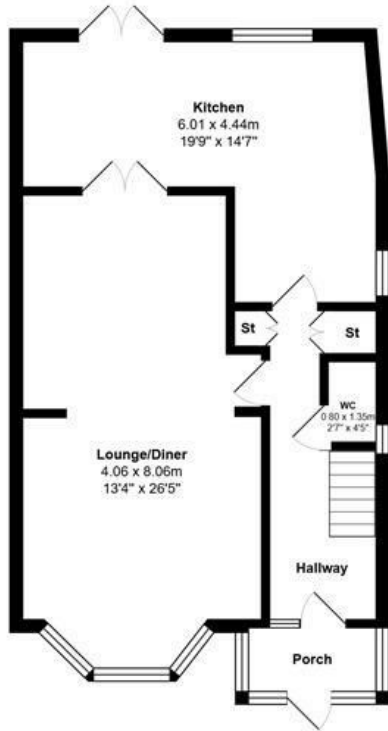




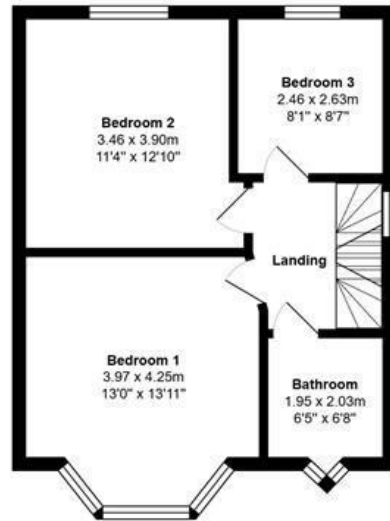




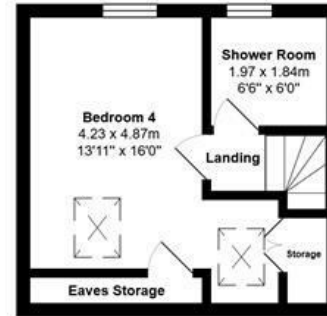
**Garage**  
Area: 12.7 m<sup>2</sup> ... 137 ft<sup>2</sup>



**Ground Floor**  
Area: 63.4 m<sup>2</sup> ... 682 ft<sup>2</sup>



**First Floor**  
Area: 47.3 m<sup>2</sup> ... 509 ft<sup>2</sup>



**Second Floor**  
Area: 24.7 m<sup>2</sup> ... 265 ft<sup>2</sup>



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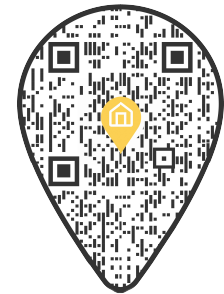
Total Area: 148.1 m<sup>2</sup> ... 1594 ft<sup>2</sup> Including Garage

All measurements are approximate and for display purposes only



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**Energy Efficiency Rating**

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